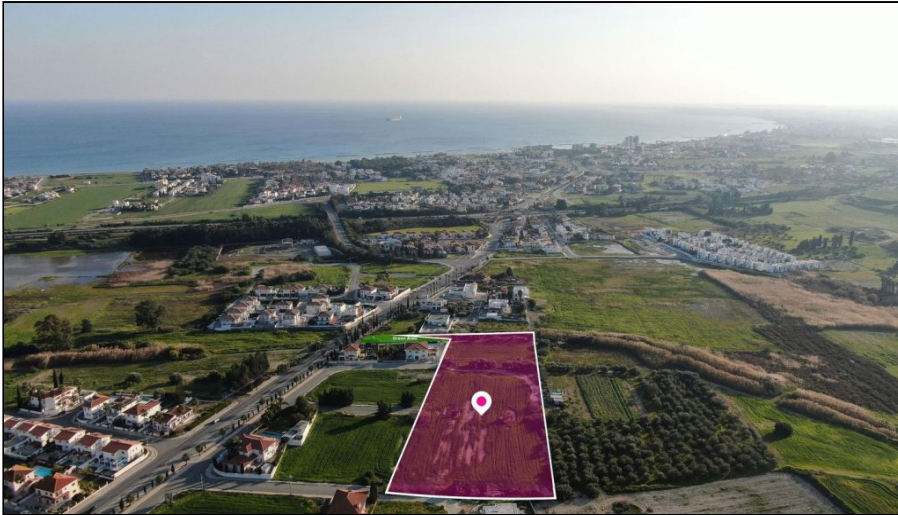




For Sale : **€ 650,000**

An 83% undistributed share of a residential field is available for sale, spanning approximately 11,094sq.m. out of a total area of 13,313sq.m.

 Property Highlights:
 • Shape & Terrain: Rectangular shape with a relatively even surface.
 • Access: Accessible via 4 registered roads facing three sides of the property (northern, eastern, and southern).
 • Road Frontage: Total frontage of approximately 90m.

 Location:
 The property is located in the promising Pyla community in Larnaca, just a few minutes away from UCLAN University and a wide range of amenities.
 • Approximately 480m north of Larnaca - Ayia Napa motorway
 • Approximately 1,350m northwest from the coastline

 Planning Zone:
 • Zone: Falls within Residential Zone H4
 • Building Coefficient: 40%
 • Coverage: 25%
 • Floors: Permission for 2 floors (maximum height of 8.3m)

 Additional Info:
 • The property is subject to a National Guard requisition over the southern section of the property for Civil Defence purposes.
 • A small section of the southern boundary of the property (approximately 1,340sq.m.) is subject to a Civil Defence requisition relating to an existing anti-vehicle trench.

 No distribution agreement in place.

Property Type: **Land** Status: **Available** [Website](#)

Property Subtype: **Field** Furnished: **Unfurnished**

Plot Area: **11,094m²**



Gallery

