

For Sale, Land, Field, Larnaca, Xylotymvou, 2,289m²

For Sale : **€ 150,000**

Description
A residential field of 2,289 sq.m. is available for sale in Xylotymvou, Larnaca District, offering attractive development potential in a well-connected residential area.
The property benefits from access to a registered public road, an important advantage for its future development. It falls entirely within Residential Planning Zone H2 (100%), with a 90% building density and 50% coverage, allowing development of up to 2 storeys with a maximum height of 8.3 metres. These planning characteristics make the field suitable for the development of private residences or a larger residential project, subject to the necessary planning and building approvals.
Xylotymvou provides everyday amenities and services and enjoys convenient road connections with the surrounding communities and the wider Larnaca District. The location also provides convenient access towards Dhekelia and the Larnaca–Dhekelia coastal area, where a range of beaches, restaurants, cafés and leisure facilities can be found. Cessac Beach is located a short distance from Xylotymvou, while the wider Dhekelia coastline also provides access to organised beaches and seaside amenities.
With its generous land area, high 90% building density and registered road access, the property represents an appealing opportunity for developers and investors seeking residential land for sale in Xylotymvou, Larnaca, as well as buyers considering a substantial residential development.
To discover more options in this area, you can browse our complete portfolio of land for sale in Larnaca directly from our website by clicking the following link:
https://gplazarou.com/property-search/?location=Larnaca&category=Land&transaction=Sale
Contact G&P Lazarou Estate Agents today at +357 24104949 or email larnaca.office@gplazarou.com to arrange your private viewing!

Details

Property Type: **Land**
Status: **Available**
Website

Main Features

Property Subtype: **Field**
Town Planning Zone: **Residential**
Height: **8**

Area

Plot Area: **2,289m²**

Gallery

