

For Sale, Land, Field, Nicosia, Strovolos, Agios Vasileios, 957m²

For Sale

Description
Residential Field of 957 sq.m. for Sale in Strovolos, Nicosia – 100% Building Density | Available for Land-for-Development Exchange
An attractive residential field of 957 sq.m. is available for sale in Strovolos, Nicosia, offering excellent potential for residential development in one of the capital's most established and sought-after municipalities.
The property benefits from access to a registered public road, providing convenient accessibility and favourable conditions for future development. Its generous land area and planning characteristics make it particularly appealing to property developers, investors and private buyers seeking residential land in a well-connected urban location.
The field features a building density of 100% and a coverage ratio of 50%, with permission for the construction of up to three storeys, subject to the applicable planning and building regulations. These parameters offer considerable flexibility for the development of a modern residential building, including apartments or other residential units, depending on the approved architectural plans.
A significant advantage is the availability of a Title Deed, offering clarity regarding ownership and facilitating the acquisition process. Furthermore, the property is immediately available for sale or development through a land-for-development exchange arrangement (antiparochi), a property exchange, or a combination of cash and property exchange. This flexibility creates attractive opportunities for developers and investors interested in structuring an agreement that meets their investment objectives.
Strovolos is one of Nicosia's most desirable residential municipalities, offering a wide range of amenities, including supermarkets, schools, shops, healthcare facilities, restaurants, cafés and professional services. The area also provides convenient access to major road networks, the city centre and neighbouring municipalities.
Combining its 957 sq.m. land area, 100% building density, three-storey development potential, registered road access and flexible transaction options, this property represents an appealing opportunity for residential development or long-term investment in Nicosia.
To discover more options in this area, you can browse our complete portfolio of land for sale in Nicosia directly from our website by clicking the following link: https://gplazarou.com/properties/for_sale-land/nicosia/?land_type=field <Cite ref="turn677533search1"/>
Contact G&P Lazarou Estate Agents today at +357 22024949 or email sales@gplazarou.com to discuss the available transaction options or arrange your private viewing!

Details

Property Type: **Land**
Website

Status: **Available**

Unit Number: **PLOT 8**

Main Features

Property Subtype: **Field**

Town Planning Zone: **Residential**

Height: **14**

Area

Plot Area: **957m²**

Gallery

