

For Sale, Land, Plot, Nicosia, Lakatameia, 548m²

For Sale : **€ 220,000**

Description
Strategic Corner Plot in Lakatameia – Strategic Investment for Family Living

Whether you are looking to build a custom sanctuary for your family or a smart investor seeking a premium land asset in one of Nicosia's most desirable residential areas, this residential corner plot offers the perfect blank canvas. Buying land in this high-demand neighborhood of Lakatameia provides the ultimate freedom to bring a modern architectural vision to life, benefited by a strategic corner location that guarantees long-term value and enhanced architectural flexibility. This site is an ideal opportunity for those who prioritize privacy, space, and building a custom home in a serene urban environment.

Strategic Development and Long-Term Investment

Boasting a prime position within the Ka8 residential planning zone, this property is primed for immediate construction with an existing valid permit, effectively removing any administrative delays. With a building density of 60% and 35% coverage ratio, the land offers a focused environment for high-quality family living, ensuring ample space for private gardens and outdoor living areas. Emphasize privacy and space with this plot, which allows for a clear path for those looking to capitalize on the stability of the Lakatameia property market and maximize long-term investment value. The structural allowance for 2 floors up to a height of 10 meters ensures a well-proportioned and attractive residential design on a valuable corner surface.

Property Type: Residential Corner Plot
Location: Lakatameia, Nicosia
Planning Zone: Ka8 (Residential)
Building Density: 60% (Focus on family living and long-term investment)
Cover Factor: 35%
Structural Allowance: 2 Floors / 10m Height
Infrastructure: Corner plot with dual road access and immediate connectivity to all public utilities
Permit Status: Valid Planning and Building Permit included (Instant Start)
Legal Status: Title deed available
Cyprus real estate investment: Secure opportunity for a private residence or a long-term capital appreciation asset

Location and Neighborhood Benefits

Location is the foundation of any great investment when you want to buy land in Nicosia. Situated in a sought-after pocket of Lakatameia, this plot offers a rare balance of residential tranquility and extreme connectivity. You are just a short drive from major retail centers and the city's main transit arteries, making it an area highly attractive to families seeking a quiet lifestyle without sacrificing convenience. Enjoy the benefits of being in a well-connected district with seamless access to the city center and the primary motorway network.

Plots of land for sale in Lakatameia: Located in a prime residential area known for its community feel and growing value.
Land for sale near Lakatameia Municipal Swimming Pool: Situated within a 3-minute drive of the district’s central sports and leisure hub.
St. George Medical Center: Reachable within a short 4-minute drive, ensuring proximity to essential local healthcare facilities.
Pefkou Park: Located just 2 minutes away, offering immediate access to one of the area's primary green and recreational spaces.
Lakatameia Airfield: Positioned within a 5-minute drive, serving as a well-known local proximity landmark in the heart of the neighborhood.

If you are searching for G&P Lazarou trusted properties with guaranteed potential, this residential corner plot in Lakatameia is an unparalleled opportunity. Prime development land with this specific positioning in such a central location is a strategic acquisition that moves quickly.

Contact G&P Lazarou Estate Agents today to arrange a private consultation and discuss the possibilities for your next residential project. G & P Lazarou Estate Agents has been a leader in the Cyprus property market for over 3 decades of experience, offering unmatched expertise and a commitment to excellence.

Details

Property Type: **Land**
Status: **Available**
Unit Number: **plot 10**
Website

Main Features

Property Subtype: **Plot**
Town Planning Zone: **Residential**

Area

Plot Area: **548m²**

Further Details

Corner Plot

Gallery

























