



**For Sale**  
**€900,000 +VAT**  
**Geri, Nicosia**  
Ref: 41955



### Main Features

Property Type: **Land**  
Property Subtype: **Field**  
Furnished: **Unfurnished**  
Town Planning Zone: **Residential**  
Cover Factor: **4,500%**  
Building Density: **8,000%**

### Property Details

Plot Area: **12,661m<sup>2</sup>**



## Fields in Geri, Nicosia

Eight fields, extending to about 12661 sq.m. in total. The properties all have a flat. Access to four of the fields is via a registered road with total frontage of approx. 150m

The asset is located approx. 2.5km north from the Geri municipality centre (village centre), and approx 1.7km west of the Nicosia General Hospital roundabout which leads to Latsia, Strovolos and the Nicosia - Limassol motorway.

This property consists of:

Property with registration number 2/1008, extending to approximately 1944 sq.m. in total and falls within a dual Zone Δα2(6%), with a building coefficient of 1%, coverage of 1%, and permission for 1 floors (5.5m) of construction and Zone Kα7(94%), with a building coefficient of 80%, coverage of 45%, and permission for 2 floors (10m) of construction.