

#184411

Residential field located in Melini, Larnaca

 Melini, Larnaca

€95,000 +VAT





Overview

Specifications

Area

 6021 m²

Type

Field

Description

Discover a unique opportunity to own a spacious residential field of 6,021 sq.m. in the tranquil community of Melini, Larnaca. Nestled amidst rolling countryside and natural surroundings, this property offers the perfect setting for a private home, countryside retreat, or future development. Positioned along a registered asphalt road on its southwestern boundary, the field benefits from a road frontage of approximately 14 meters, ensuring convenient and direct access. The land's natural landscape is enhanced by mature olive and fruit trees, adding authentic Cypriot charm and character — ideal for those seeking a serene lifestyle close to nature. Located just 350 m. from the Melini community centre, approximately 23 km from the A1 highway, and 5 km from Ora, the property enjoys easy connectivity while maintaining a peaceful rural ambiance. Zoning details: • Zone H2 (38%) – Building coefficient: 90%, coverage: 50%, up to 2 floors (8.3m) • Zone H3 (62%) – Building coefficient: 60%, coverage: 35%, up to 2 floors (8.3m) There is a separate title deed for this property.



Additional information

Planning zones

Zone	Cover factor	Build factor	Max height	Max floors	Affected percentage
H2	50%	90%	8.3 m	2	38%
H3	35%	60%	8.3 m	2	62%

Contact us



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