

#184414

Residential field in Tseri, Nicosia

€169,000 +VAT





Overview

Specifications

Area

 **2444 m²**

Type

Field

Description

Discover a prime residential field located in Tseri, within Lakatamia Municipality, Nicosia District. Extending to approximately 2,444 sqm, this property offers an excellent opportunity for development or investment in one of the area's most accessible residential zones. The field enables a multitude of different building layouts and will facilitate easier construction due to its relatively flat surface. It benefits from direct access via a registered road along its western boundary, with a total road frontage of approximately 60 meters. An active planning permit (ΛΕΥ/2415/2022) is already in place, valid until May 2028, for the division of the property into one plot of 1,550 sqm — making it ideal for immediate development. Conveniently located: • 400m southwest of Tseri B' Elementary School • 1.4km southwest of the community church • 5.2km west of the Nicosia–Limassol Motorway Zoning information: • Planning Zone Ka6 • Building Coefficient: 90% • Coverage: 50% • Maximum Floors: 2 • Maximum Height: 10m This property represents a valuable investment opportunity in a growing residential area, combining accessibility, development readiness, and long-term potential.



Additional information

Planning zones

Zone	Cover factor	Build factor	Max height	Max floors	Affected percentage
Ka6	50%	90%	10 m	2	100%

Contact us



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