

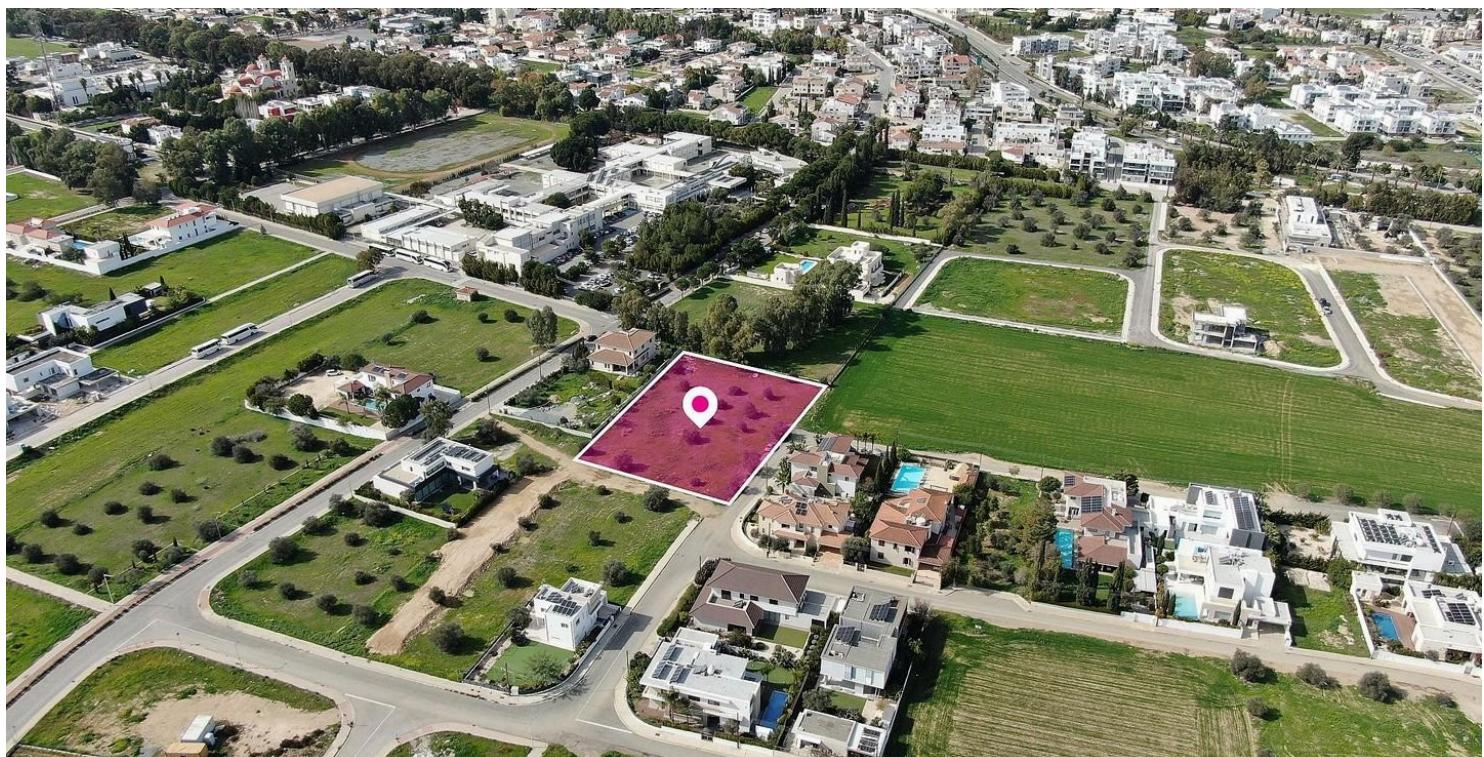
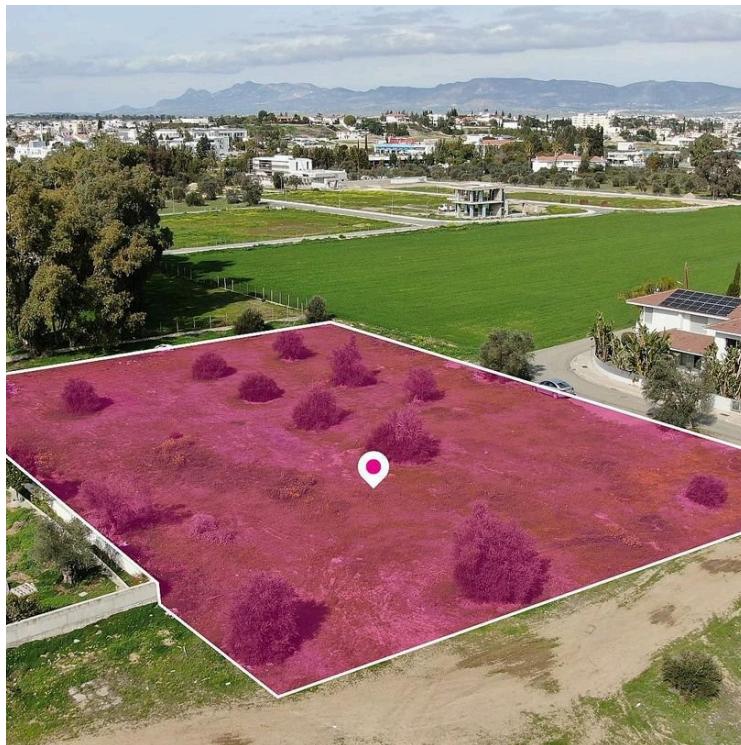
#184907

(Share) Residential field in Strovolos, Nicosia

📍 Strovolos, Nicosia

€320,000 +VAT





Overview

Specifications

Area

 **1279 m²**

Type	Field

Description

The property comprises a 33% share of a residential field with a total land area of 3,837 sq.m., corresponding to approximately 1,279 sq.m., situated in a prime location in Strovolos, Nicosia. The field benefits from a regular rectangular shape and a flat topography, characteristics that enhance its development potential and flexibility in planning. It enjoys direct access via a registered road with a total frontage of approximately 54 m., offering excellent accessibility and visibility. The subdivision of the field to three (3) plots is in progress. (AX4060/2024) The property is strategically positioned approximately 300 metres south of Strovolos K-Cineplex Nicosia and around 50 metres northeast of Archbishop Makarios III Technical School, placing it within a well-established residential area with strong demand, proximity to key amenities, educational facilities, and main arterial roads. Overall, this asset represents an attractive opportunity for residential development or a long-term investment value, in one of Nicosia's most sought-after suburban locations. The property falls within Zone Ka8, with a building coefficient of 60%, coverage of 35%, and permission for 2 floors (8.3m) of construction. Title deed in place that represents the 1/3 share of the land.



Additional information

Planning zones

Zone	Cover factor	Build factor	Max height	Max floors	Affected percentage
Ka8	35%	60%	10 m	2	100%

Contact us



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