



#12773

# ? Prime Residential Plot in Germasogeia – Next to Green Area, Steps from Dasoudi ? (12773)

📍 Germasogeia, Limassol

€1,800,000



# Overview

## Specifications

Area

 600 m<sup>2</sup>

Type	<b>Building Plot</b>	Title deed	<b>Yes</b>
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## Description

An exceptional opportunity to build your dream residence or investment project in one of Limassol's most desirable neighborhoods—Potamos Germasogeia. This 600m<sup>2</sup> plot boasts a Ka7 residential zone, offering 80% building density, 45% coverage, and allowance for 3 floors up to 13.5m high.

Ideally positioned next to a lush green park and playground, this corner of tranquility is just a short stroll to Dasoudi Beach, blending urban convenience with natural serenity. With a regular shape, registered road access, and street-level elevation, the plot ensures ease of development and optimal design flexibility.

- ?? Residential Zoning (Ka7)
- ?? Peaceful Setting Adjacent to Green Space
- ?? Frontage on Registered Road
- ?? Walking Distance to Beach, Shops & Amenities
- ?? No Building Obstacles or Disturbances

Whether you envision a luxury villa or a boutique apartment project, this plot offers the perfect canvas for premium coastal living in Limassol.

- ? Price: €1,800,000
- ? Location: Potamos Germasogeia, Limassol



# Additional information

## Features

Connected to electric mains

Cul de sac

Easy access to main roads

Investment opportunity

Near amenities

Next to green area

Quiet area

## Distances

Amenities

 300 m

Airport

 50 km

Sea

 550 m

Public transport

 550 m

Schools

 1.2 km

Resort

 850 m


## Planning zones

Zone	Cover factor	Build factor	Max height	Max floors	Affected percentage
Ka7	45%	80%	10 m	2	-

## Contact us



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