



#13577

# Residential Plot in Strovolos, Nicosia (13577)

📍 Strovolos, Nicosia

€600,000 +VAT



# Overview

## Specifications

Area

 2032 m<sup>2</sup>

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

A residential plot with a total area of 2.032 sqm in the GSP area of Strovolos in Nicosia.

The plot is 100 meters south of the G.S.P Stadium .

The plot benefits from its vast road frontage from the east and west sides, as well as from its rectangular shape and the even flat surface.

The property is located in the 'GSP' area, which has been established as one of the most prestigious residential areas in Nicosia, where many luxurious villas have been built in the recent years. It offers easy access towards the city of Nicosia and the surrounding areas due to its close proximity to the Limassol – Nicosia motorway.

The asset falls within the Residential Planning Zone Ka8 with a building density coefficient of 60% and a coverage coefficient of 35%, over 2 floors and 10 metres maximum height.

THE PRICE IS SUBJECT TO VAT.



# Additional information

## Features

City view

Easy access to main roads

Near amenities

Prime land

Connected to electric mains

Investment opportunity

Near bus route

Easy access to highway

Municipal water/sewage

Next to green area

## Distances

Amenities

 100 m

Airport

 38 km

Sea

 38 km

Public transport

 200 m

## Planning zones

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

## Contact us



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