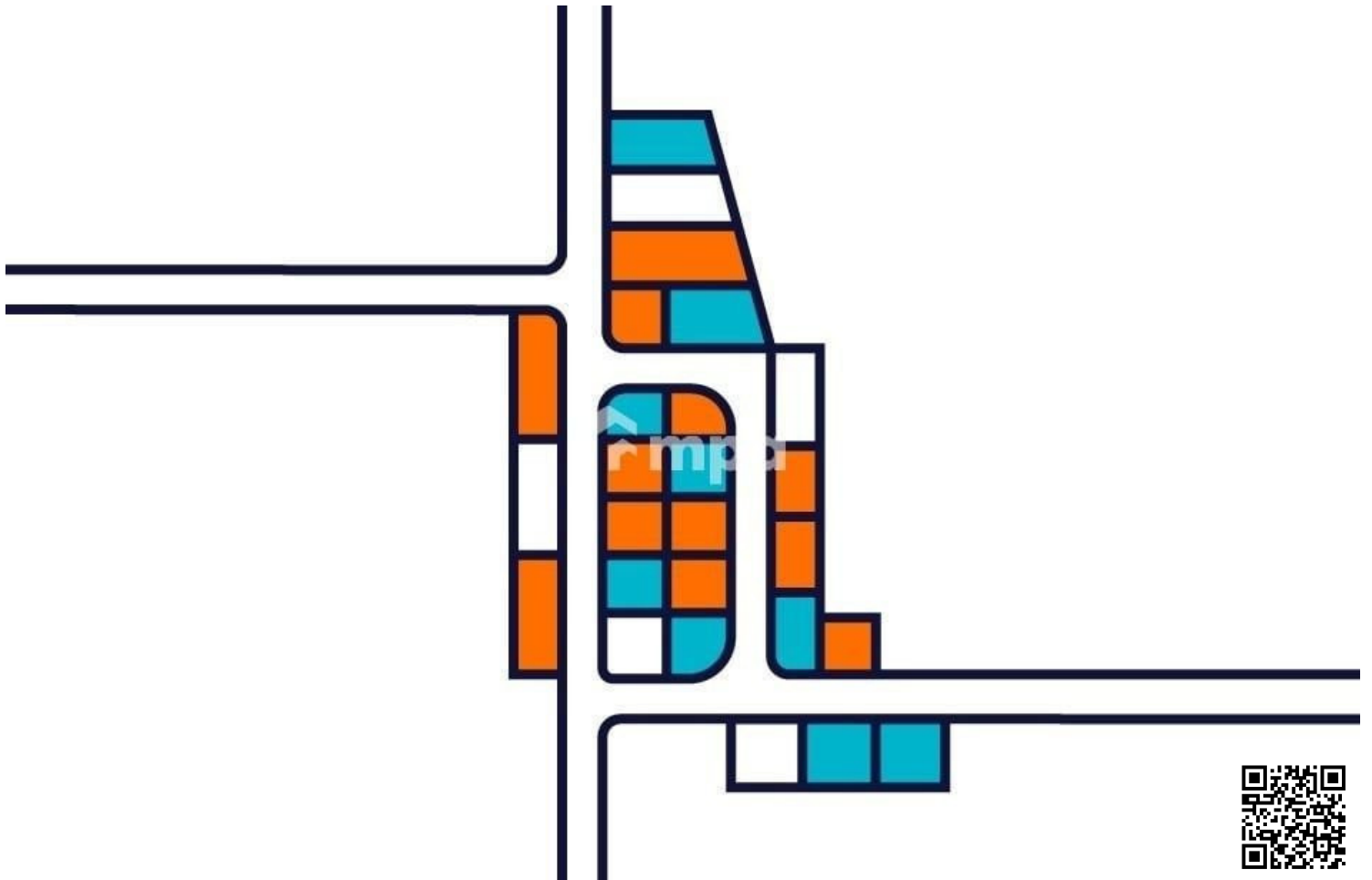


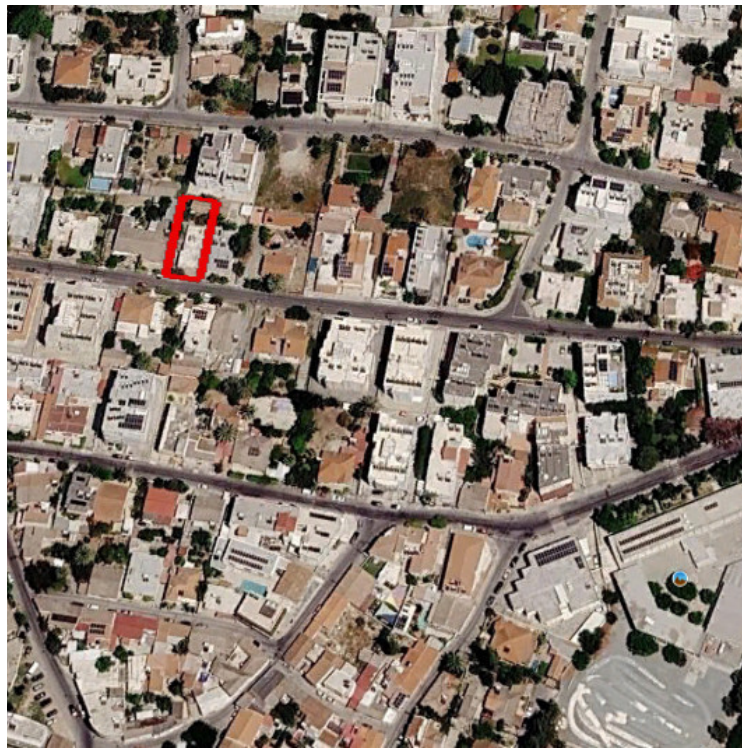
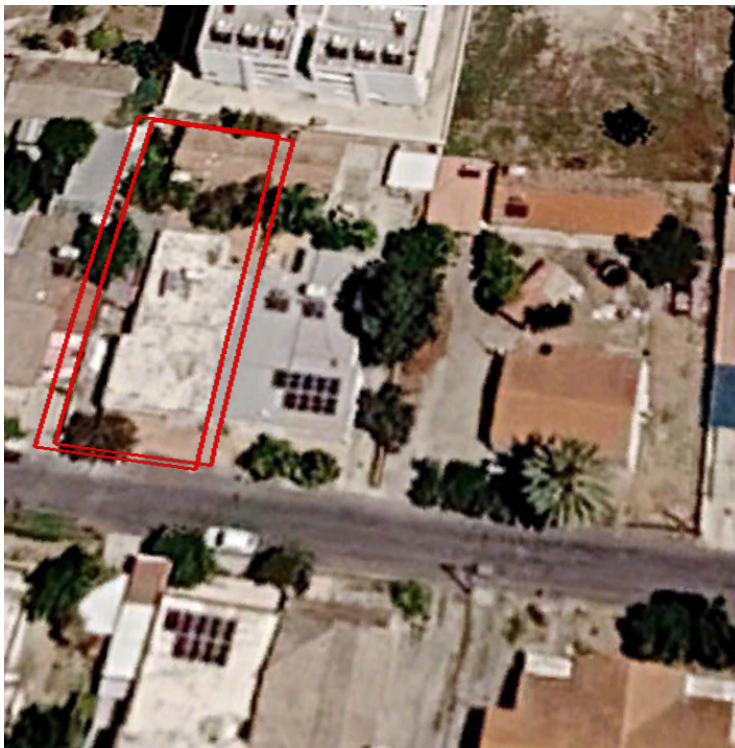
#69137

Prime Residential Building Plot for Sale in Egkomi

📍 Egkomi, Nicosia

€450,000





ΠΡΟΣΟΧΗ/ATTENTION

Πληροφορίες όπως τιμές ακινήτων και/ή διαθεσιμότητα ακινήτων που επισυνάπτονται στην ιστοσελίδα μας δεν είναι δεσμευτικές και δίνεται να

Overview

Specifications

Area

 **461 m²**

Type

Building Plot

Title deed

Yes

Description

Situated in the highly sought-after area of Egkomi, this 461 m² residential plot offers an excellent opportunity for redevelopment in one of Nicosia's established and desirable areas.

The property currently includes an old semi-detached house, which requires demolition, allowing the new owner to make full use of the site and create a development tailored to their requirements, subject to the necessary planning and building approvals.

A particularly attractive feature is the plot's strategic location between two universities, making it an interesting opportunity for investors considering the development of purpose-built student accommodation. There may also be government subsidy opportunities available for eligible student accommodation developments, subject to the applicable scheme, criteria and approvals.

Alternatively, the generous 461 m² site provides an excellent opportunity to develop a substantial private residence in a well-established residential neighbourhood.

Key Features:

- Plot size: 461 m²
- Location: Egkomi, Nicosia
- Existing property: Old semi-detached house requiring demolition
- Residential development potential
- Strategically positioned between two universities
- Potential opportunity for student accommodation development
- Potential eligibility for applicable student accommodation subsidies
- Established residential surroundings



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Additional information

Planning zones

Zone	Cover factor	Build factor	Max height	Max floors	Affected percentage
Ka4	0.5%	1.2%	13.5 m	3	100%



ΠΡΟΣΟΧΗ/ATTENTION

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