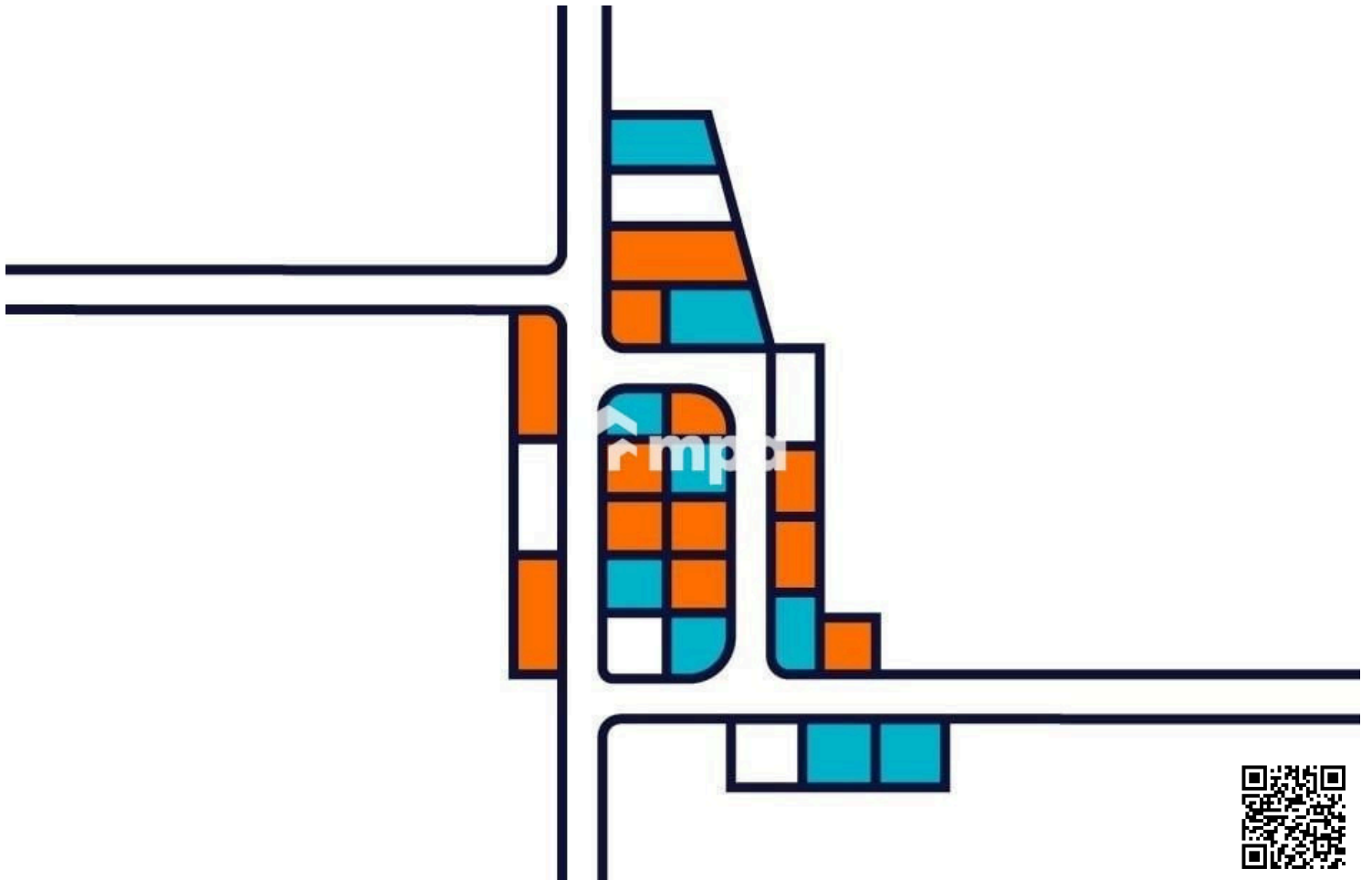


#69250

Spacious 3085 m2 Plot in Geri Close to Amenities

 Geri, Nicosia

€800,000 +VAT



Overview

Specifications

Area

 3085 m²

Title deed

Yes

Description

An excellent residential development opportunity in the sought-after area of Geri, Nicosia, offering strong potential for developers and investors seeking a substantial apartment project.

The property has been the subject of a Preliminary Planning Inquiry (EA8) under Article 25 of the Town and Country Planning Laws, with preliminary views issued by EOA on 30 July 2026.

The proposed development is classified as residential and envisages a three (3) storey apartment building comprising more than nine (9) Apartments.

The development parameters provide for a building density of 120% and building coverage of 50%, with a maximum permitted height of 13.5 metres.

The proposed development may also be subject to a land deduction of approximately 15% of the gross plot area for the provision of public roads, green areas and other required public spaces, in accordance with the applicable planning requirements.

The property is subject to VAT.

Contact MPA Property to arrange a viewing.



ΠΡΟΣΟΧΗ/ATTENTION

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

Additional information

Features

Easy access to main roads

Investment opportunity

Municipal water/sewage

Near amenities

Near bus route

Distances

Amenities



10 m

Airport



48 km

Sea



48 km

Public transport



10 m

Schools



20 m

Planning zones

Zone	Cover factor	Build factor	Max height	Max floors	Affected percentage
Εβ5	50%	120%	13.5 m	3	100%



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