

#22650

Commercial Plot in Trypiotis

📍 Trypiotis, Nicosia

€2,000,000





Overview

Specifications

Area

 **784 m²**

Type

Building Plot

Title deed

Yes

Description

Commercial plot located in Trypiotis, within close proximity to Griva Digeni Avenue, offering excellent accessibility and visibility.

The plot features a flat and even surface and enjoys 16 metres of frontage along a public road.

An existing two-storey building is situated on the plot; however, it holds no commercial value, and demolition is recommended to achieve optimal development potential.

The property falls within the ΠΕΖ (Commercial Development Core) planning zone, allowing a building density of 250%. Permitted coverage is 70% from the ground floor up to the fourth floor and 60% for all additional floors.

Architectural plans for a 13-storey development can be provided upon request.

VAT not applicable.



Additional information

Features

Easy access to main roads

Near amenities

Planning zones

Zone	Cover factor	Build factor	Max height	Max floors	Affected percentage
ΠΕΖ	70%	250%	-	-	100%

Contact us



Andreas Andreou

 (+357) 99322627

 a.tikkis@synergyestates.cy

