



Prime Sea-View Investment Opportunity in Agios Theodoros , Larnaca

For Sale : € 712,500

Description

"Properties listed with a Reserve Price indicate that the Seller reserves its right to not accept offers below the specified price. All offers must exceed the Reserve Price. While lower offers may be submitted, they are unlikely to be considered by the Seller."

 Discover an exceptional real estate investment in the picturesque village of Agios Theodoros, Larnaca District.
 This property comprises two adjoining tourist fields totaling 28,438 sqm, offering stunning panoramic sea views and an unbeatable location just 300 meters from the coast and 250 meters from the Mazotos-Zygi connective road.
 Planning application for the creation of three fields have been submitted to the planning authority.
 The plots will have sufficient access to the public road with full development rights.
 This property is perfect for developers and investors looking to capitalize on the increasing demand for tourism-related projects in the region. Whether you're planning a luxury resort, a residential complex, or a mixed-use development, these fields offer the versatility and potential to bring your vision to life.

 Property with registration number 0/26504, extending to approximately 8.362 sq.m. in total and falls within Zone T3β, with a building coefficient of 30%, coverage of 20%, and permission for 3 floors (13.5m) of construction.
 Property with registration number 0/31120, extending to approximately 20.076 sq.m. in total, falls within a dual Zone Γ3(3%), with a building coefficient of 10%, coverage of 10%, and permission for 2 floors (8.3m) of construction and Zone T3β(97%) , with a building coefficient of 30%, coverage of 20%, and permission for 3 floors (13.1m) of construction.

Details

Property Type: **Land**

Status: **Available**

[Website](#)

Main Features

Property Subtype: **Field**

Town Planning Zone: **Agricultural**

Furnished: **Unfurnished**

Area

Plot Area: **28,438m²**

Gallery

