



Commercial Plot in Prime Location Strovolos, Nicosia

For Sale : **€ 10,870,000**

Description

This commercial plot is located on Limassol Avenue, Strovolos Municipality and has tremendous commercial development potential. Limassol Avenue has been established as one of the most commercial Avenues of Nicosia, with tremendous traffic flow during all hours of the day. The subject area is mainly characterised by shops, restaurants, schools, banks, gym, supermarkets and almost every type of service. The property has added planning incentives which further add to the allowable building density. The Land size is 5.764 square meters. The property enjoys a corner position, it abuts on its eastern boundary along Limassol Avenue with total frontage of 130 meters, on its northern boundary along Chrysanthou Mylonas Street with total frontage of 45 meters and on its western boundary along Charalambou Michael Street with total frontage of 120 meters. At the moment, on the property there is a building complex, consisting of showrooms, offices and a garage., which it is considered economically obsolete, after taking into consideration the large development potential. Key Advantages:

- Strategic Location: Situated on Limassol Avenue, a bustling commercial hub, ensuring high visibility and traffic.
- Three-Road Frontage: Exceptional accessibility from all directions, ideal for businesses seeking maximum exposure.

Asking price for the specific asset is negotiable. *Kindly note that photos marked as "Digital Design" are not real-life images, but have been artificially generated to help you envision the property's potential.

Details

Property Type: **Land**

Status: **Available**

[Website](#)

Main Features

Property Subtype: **Field**

Town Planning Zone: **Commercial**

Furnished: **Unfurnished**

Area

Plot Area: **4,335m²**

Gallery



