



PLOT OF 7699 SQM IN KAPSALOS

Limassol, Kapsalos

56172493









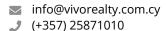
Price€2,789,000 +VATTypeDevelopment LandPlot7699 m²AreaLimassol, Kapsalos

Description

The property comprises of three adjoining parcels totalling 7.699 sqm located in the Kapsalos area in central Limassol. The immediate area has benefited from significant levels of commercial developments along Spyrou Kyprianou Avenue (showrooms at the ground level and offices on the remaining floors) over the past few years. The plots are located in this area benefit from proximity to the city centre and other neighbourhoods of Limassol. It is 7.160 sqm and has a rather irregular shape. It falls within dual planning zone (commercial planning zone Eî²4 - circa 1.500 sqm and the remaining into residential planning zone - Κα4). The property zoned as Eî²4 (commercial) allows 140% building density, 50% coverage, 4 floors and a maximum height of 17m. The property zoned as Κα4 (residential) allows 120% building density, 50% coverage, 3 floors and a maximum height of 13,5m.



Office Properties Office Administrator





Features

Investment opportunity

Zones

Zone	Cover factor	Build factor	Max height	Max floors	Affected percentage
Res	50%	120%	0 m	0	

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