

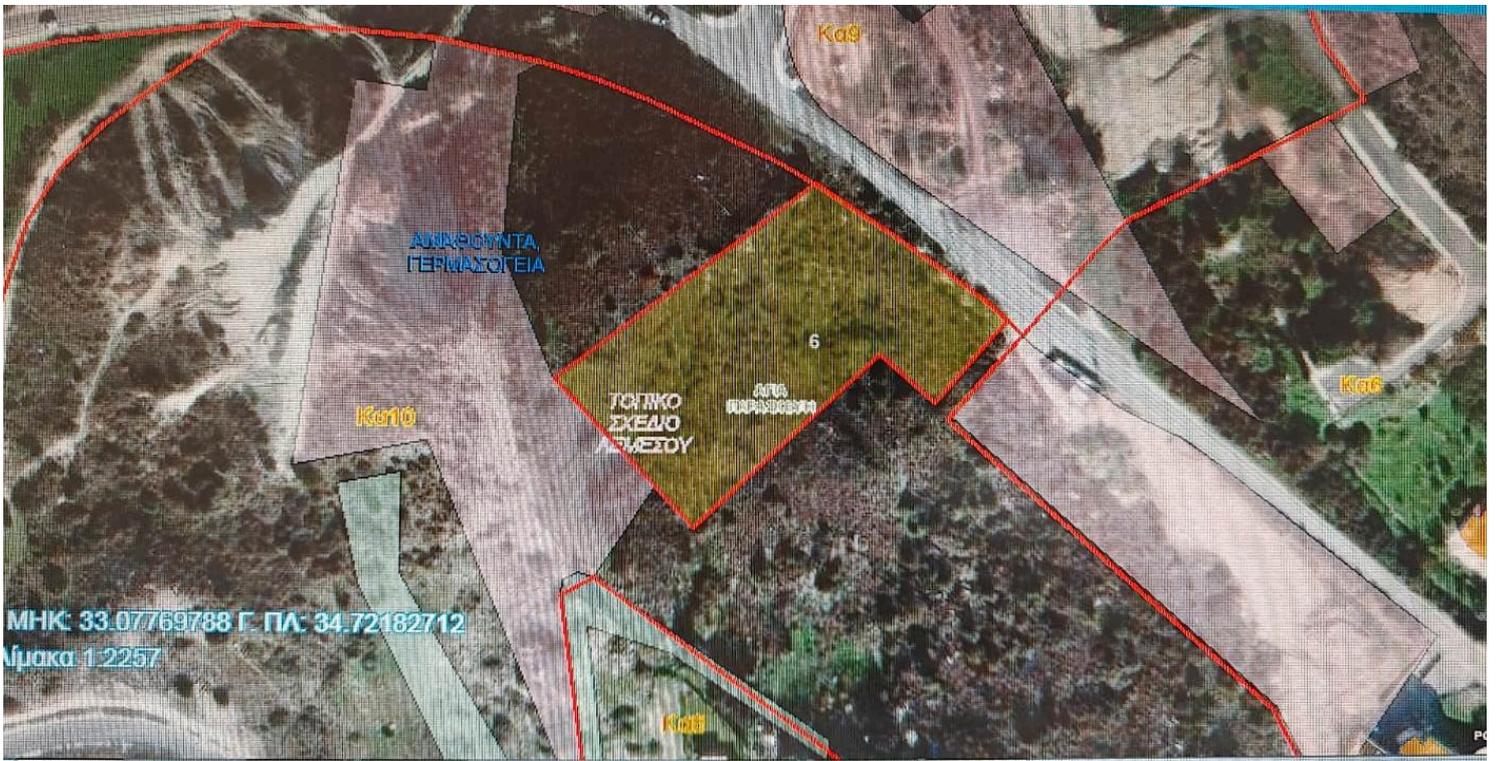
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# RESIDENTIAL LAND OF 5342 M2 IN GERMASOYIA

 Germasogeia, Limassol

**€950,000** +VAT





# Overview

## Specifications

Area

 **5342 m<sup>2</sup>**

Type	Field	Title deed	Yes
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## Description

Prime Development Opportunity in Germasoyia – 5,342 m<sup>2</sup> with 30% Building Density

Exceptional land parcel now available in sought-after Germasoyia, presenting a rare opportunity for developers or investors in today's competitive market.

Property Highlights:

Size: 5,342 m<sup>2</sup> of level, ready-to-develop land

Building Density: 30% (approximately 1,500 m<sup>2</sup> of building coverage)

Location: Germasoyia – one of Limassol's most desirable residential areas

Zoning: Ideal for detached house development

Investment Potential:

This sizeable plot addresses a critical gap in the current real estate market. With land prices at premium levels, opportunities to develop detached houses have become increasingly scarce, yet demand from buyers seeking standalone homes remains robust. This property offers developers the chance to create a boutique residential project that meets genuine market need while maintaining competitive pricing.

The generous plot size allows for intelligent master planning – whether envisioning a small enclave of luxury villas or well-proportioned family homes with private gardens. Germasoyia's established infrastructure, proximity to amenities, schools, and the coastline makes this location particularly attractive to end-buyers seeking quality residential living.

Perfect For: Experienced developers and investors looking to capitalize on the shortage of detached housing stock in the Limassol market.

Contact us today to discuss this strategic development opportunity.

Density of 30% , coverage 20% over 2 floors with height of 10 meters.



# Additional information

## Features

City view

Easy access to highway

Municipal water/sewage

Sea view

Connected to electric mains

Easy access to main roads

Panoramic view

Corner

Mountain view

Prime land

## Distances

Amenities

 500 m

Airport

 65 km

Sea

 5 km

Public transport

 500 m

## Contact us



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