

8184710

# RESIDENTIAL LAND OF 6523 M2 IN PERA PEDI

 Pera Pedi, Limassol

€490,000









# Overview

## Specifications

Area

 6523 m<sup>2</sup>

Type

**Development Land**

Title deed

**Yes**

## Description

Located in the village of Pera Pedi in the Limassol district, this plot is situated in a very beautiful location with wonderful views, within a residential zone, with electricity, water, and road access, making it suitable for immediate development.

Pera Pedi is a picturesque mountain village located about 35 kilometres northwest of Limassol at an altitude of 770 metres Cyprus Island, in the southern foothills of the Troodos Mountain Range. It's situated 4 km south-east of Pano Platres and is served by the E802 road.

The village sits on a wide, leveled plateau surrounded by mountains reaching 850-1000 metres in height. The Krios River, a tributary of the Kouris River, crosses through the village, and the area receives about 800mm of annual rainfall

The plot is subject to two planning zones. Approximately 80% falls within the H4 zone with 40% building density and 25% coverage, while the remaining 20% is in the H6a zone with 25% building density and 15% coverage.



# Additional information

## Features

Easy access to highway

Easy access to main roads

## Planning zones

Zone	Cover factor	Build factor	Max height	Max floors	Affected percentage
H4	25%	40%	8.3 m	2	80%
H6a	15%	25%	8.3 m	2	20%

## Contact us



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