

## 868m<sup>2</sup> Plot for Sale in Nicosia - Pallouriotissa

Reference ID: #18175  
Price details: €355,000 +VAT  
The property is a plot located in Nicosia Municipality, in Nicosia district. The property has an area of 868sqm the plot has a rather irregular shape and a flat even surface. The immediate area comprises of residential developments, undeveloped plots of land as well as commercial developments such as showrooms and office buildings. The area benefits from very good accessibility towards Nicosia city centre. The property has the potential to be covered by all utility services (water, electricity and telecommunication) The property falls within residential planning zone Kα3 with 140% building density, 50% coverage, 4 floors and a maximum height... ✖

| Property Info | Plot / Area Info | Additional info  |
|---------------|------------------|------------------|
|               |                  | Reference Number |
| Plot area     | <b>868</b>       | Property type    |
|               |                  | Condition        |

| Amenities | Location  |
|-----------|---|
|           | <b>Location:</b> Nicosia - Pallouriotissa             |
|           | Coordinates: <b>35.165663173371 / 33.386948029115</b> |

**Price: €355 000 + VAT**

|     |                 |                                     |  |                 |             |
|-----|-----------------|-------------------------------------|--|-----------------|-------------|
| VAT | <b>Excluded</b> | Title transfer fee<br>Price per SQM | <b>~€10 800.00</b><br><b>€409.00/m<sup>2</sup></b> | Common expenses | <b>None</b> |
|-----|-----------------|-------------------------------------|--|-----------------|-------------|

**Representative: Smart Assets**

|                            |              |            |                                |
|----------------------------|--------------|------------|--------------------------------|
| Registration number        | <b>1109</b>  | Email      | <b>info@smartassets.com.cy</b> |
| License number             | <b>317/E</b> | Legal name | <b>N/A</b>                     |
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**Price change history**

€355 000 on Jun 17, 2025

