

# City Center Plot, Trypiotis Area, Nicosia

Nicosia city centre, Nicosia Municipality, Nicosia, Cyprus Provinces









2300000

\* Not Subject to VAT DP01420/DRE\_6036

## Description

The asset is a commercial plot of 784 sqm located in Trypiotis area, of Nicosia District. It has an irregular shape w?th flat surface and has access to all utility services. The property is adjacent to Themistokli Dervi Avenue, c. 400 m from Arch. Makariou Avenue and c. 700 m from Nicosia's historical Center. It falls under the commercial planning zone ??? that allows for commercial development, with 250% density, 70% coverage, The immediate area is characterised by many high/medium quality commercial developments and few vacant plots. The plot is not subject to VAT.

 Coverage -%	 Density 250%	 Zone COMMERCIAL	 Land Area 784m <sup>2</sup>
 Max-Height -m	 Title Deeds Yes		



## Property Details

Water Available	Yes
Electricity Available	Yes
Asphalt Road	Yes
Near Village	-
Near City Centre	Yes
Countryside view	-
See view	-
City view	-

## Disclaimer

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