

DELFI PROPERTIES

Two Adjacent Commercial Plots in Aradippou, Larnaca in

Aradippou, Larnaka

Aradippou, Larnaka Commercial Land

Price

€2,600,000

* Subject to VAT



Description

The property consists of two adjacent commercial corner plots with a total area of 3,108 square meters, located in the highly sought-after area of Aradippou, Larnaca. This combined offering presents an exceptional opportunity for large-scale commercial or mixed-use development.Situated on a main road with dual frontage, the plots benefit from excellent visibility and immediate access to the Larnaca–Nicosia highway. The area is fully serviced and surrounded by a wide range of amenities, including banks, supermarkets, restaurants, and office buildings, making it ideal for a variety of commercial ventures.The plots fall within two commercial planning zones:Zone Eβ4 allows for a building density of 140%, a coverage ratio of 50%, and a maximum building height of 17 meters.Zone Eβ5 allows for a building density of 120%, a coverage ratio of 50%, and a maximum building height of 13.5 meters.The dual zoning provides flexibility for developers, with the potential to construct office complexes, retail centers, showrooms, or a mixed-use commercial development. A development plan is currently under study for the site. There is also an option to sell the plots along with the development plans under a registered company, allowing for a VAT-exempt transaction—offering a notable financial benefit to the buyer.Title deeds are available.This is a rare opportunity to acquire a high-profile, large-scale commercial site in one of Larnaca’s most active and accessible commercial corridors. For more information or to arrange a viewing, please contact us.

MAIN FEATURES:

Coverage
-%

Density
140%

Zone
Commercial

Land Area
3108m^2

Max-Height
17m

Title Deeds
Yes



Property Details

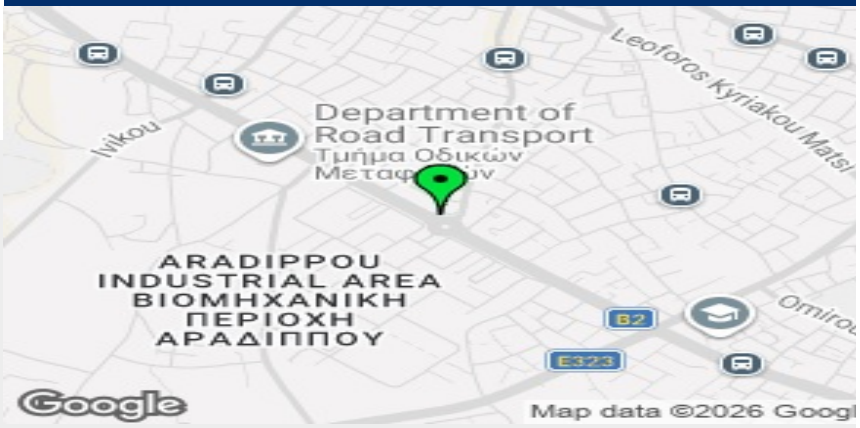
- ✓ Water Available
- ✓ Electricity Available
- ✓ Asphalt Road
- ✓ Near Village
- ✓ Near City Centre
- ○ Countryside view
- ○ See view
- ✓ City view





Invest In Your Future & Unlock Endless Opportunities

Location:





Get In Touch

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