

Commercial Plot in Agios Georgios, Limassol

For Sale : **€ 750,000**

Description
Prime Commercial Plot in the Heart of Limassol
General Description
Located in the center of Limassol, between Makarios Avenue and Spyrou Kyprianou Avenue, this commercial plot presents an outstanding investment opportunity in one of the city's most dynamic and strategically important business districts.
The property falls within the Eβ4 commercial development zone and spans a total area of 542 m². Its central position and development parameters make it ideal for a modern office building, mixed-use complex, or retail development, either for private use or rental income generation.
Development Parameters
Planning Zone: Eβ4
Plot Area: 542 m²
Building Density: 140%
Coverage Ratio: 50%
Maximum Floors: 4
Maximum Height: 17 meters
These development coefficients provide excellent flexibility for a range of commercial and professional uses, offering substantial buildable area and long-term value potential in one of Limassol's most sought-after urban centers.
Location Advantages
The plot's location ensures immediate access to Limassol's core infrastructure and business amenities, making it a high-demand area for commercial projects.
It is surrounded by a wide selection of services, including banks, corporate offices, retail outlets, restaurants, cafés, and public transport facilities, all of which contribute to the area's vibrant commercial activity.
Key Advantages:
Central Limassol location with strong business visibility
Easy access to major roads and public transportation
Surrounded by banks, shops, cafés, and professional offices
Ideal for development of offices, retail, or mixed-use space
High demand for modern commercial premises in the area
Investment Potential
This plot represents a secure and strategic investment in Limassol's fast-growing commercial sector.
With its prime positioning, strong building parameters, and constant demand for high-quality office and retail space, it offers an excellent opportunity for developers or investors looking to capitalize on the city's expanding professional landscape.
Whether developed for private business use or income generation through leasing, this property provides strong potential returns and long-term value appreciation.
Viewing Information
For further information or to schedule a private viewing of this commercial investment opportunity, please contact our Sales Department.

Details

Property Type: **Land**
Status: **Available**
Unit Number: **SP6381**
Website

Area

Plot Area: **542m²**