

Commercial Plot With Project In Mesa Geitonia, Limassol

For Sale : **€ 18,000,000**

Description
The site consists of a commercial plot comprising two adjacent land parcels, located in a prime position along the highway in Mesa Geitonia. The total gross land area amounts to 10,132 m². The plot is currently under a subdivision process, with approval expected in Q3 2026. Upon completion, the resulting net development plot will measure approximately 7,950 m².
The site benefits from a building density allowing for 7,950 m² of development, which can be increased up to 10,413 m² through planning incentives, offering enhanced development potential. In parallel, a planning application has been submitted for a landmark commercial development on the plot. The proposed scheme comprises a four-storey office building with two underground parking levels, providing an estimated gross leasable area of approximately 13,315 m². This approval is also expected in Q3 2026, together with the subdivision permit.
The commercial plot represents a prime development opportunity in a strategic highway-facing location, suitable for a high-quality office project with strong investment potential.

Details

Property Type: **Land**
Status: **Available**
Unit Number: **497, 379**
Website

Main Features

Property Subtype: **Plot**
Town Planning Zone: **Commercial**

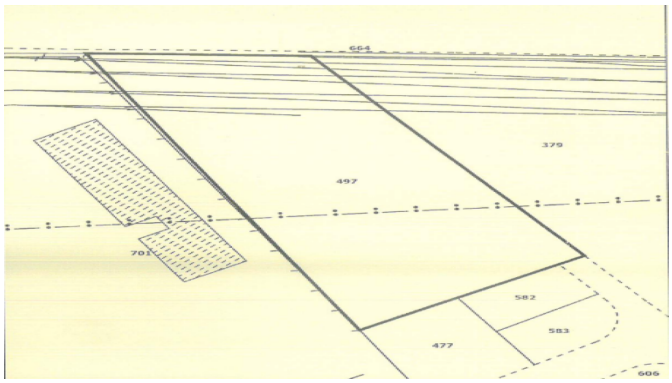
Area

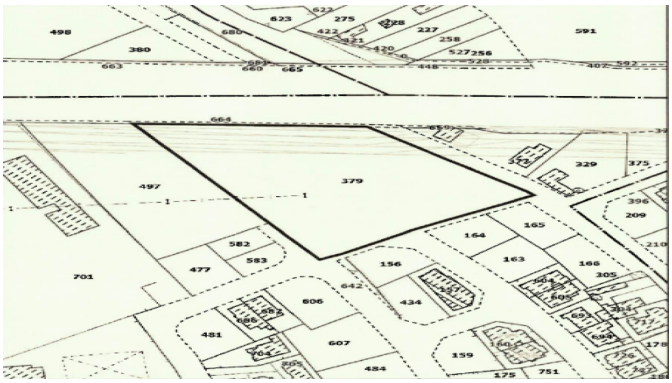
Plot Area: **10,132m²**

Energy & Heating

Energy Efficiency Grade: **A**

Gallery


664
379
497
701
582
583
477
606


498
623
275
422
227
591
380
258
527
256
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