

Residential Land Plot in Agia Marina Chrysochous, Paphos

For Sale : **€ 265,000**

Description
Residential Land Plot in Agia Marina Chrysochous, Paphos

Plot Overview
This substantial 1,085 m² land plot is located in the Skalin area of Agia Marina Chrysochous — a peaceful coastal village in the northern part of the Paphos district, close to the popular town of Polis Chrysochous and the beautiful Chrysochous Bay coastline. The plot offers an excellent opportunity for those seeking to build a private detached home in a quiet coastal setting, or for investors looking for well-located land in one of Cyprus's most naturally beautiful and unspoilt regions.

Planning & Zoning
- Registration No: 0/3755
- Sheet Plan: 26/14-0
- Plot No: 396
- Plot size: 1,085 m²
- Location: Skalin area
- Maximum permitted floors: 2
- Zoning parameters as defined by the applicable Local Development Plans

The plot offers ample space for the construction of a two-storey detached residence with generous surrounding garden and outdoor areas. Prospective buyers are advised to confirm the current planning parameters (building ratio, coverage, and height) with the Department of Town Planning based on the applicable Development Plan at the time of construction.

Location & Lifestyle
Agia Marina Chrysochous is a traditional coastal village situated in the Chrysochous region of northern Paphos, offering a peaceful rural-coastal lifestyle amidst some of Cyprus's most unspoilt natural scenery. The area is characterised by beautiful sea views, traditional Cypriot village character, and easy access to the wider Chrysochous Bay coastline — including some of the most beautiful beaches in Cyprus.

The nearby town of Polis Chrysochous provides a full range of everyday amenities including supermarkets, restaurants, banks, and healthcare services. Latchi harbour, the Akamas Peninsula National Park, and popular beaches such as Blue Lagoon, Latchi Beach, and Chrysochous Bay are all within a short drive — making this an ideal location for those seeking a Mediterranean coastal lifestyle. Paphos city centre and Paphos International Airport are approximately 45 kilometres to the south.

Investment Highlights
- Substantial 1,085 m² land plot at an accessible price point
- Located in a peaceful coastal village in northern Paphos
- Up to two storeys of construction permitted
- Close to the beautiful Chrysochous Bay coastline and Polis
- Short drive to Latchi harbour and the Akamas Peninsula
- Traditional village atmosphere with growing tourism potential
- Strong long-term appreciation potential in a developing coastal region
- Chara Developers — established Cyprus developer

The asking price is €265,000 plus VAT. Ideal for both end-users seeking to build a coastal Mediterranean home and investors looking to acquire well-located land in one of Cyprus's most beautiful and unspoilt regions.

Details

Property Type: **Land**
Status: **Available**
Unit Number: **Plot 396**
Website

Main Features

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

Area

Plot Area: **1,085m²**

Total Area: **1,085m²**

Energy & Heating

Energy Efficiency Grade: **Not Required**