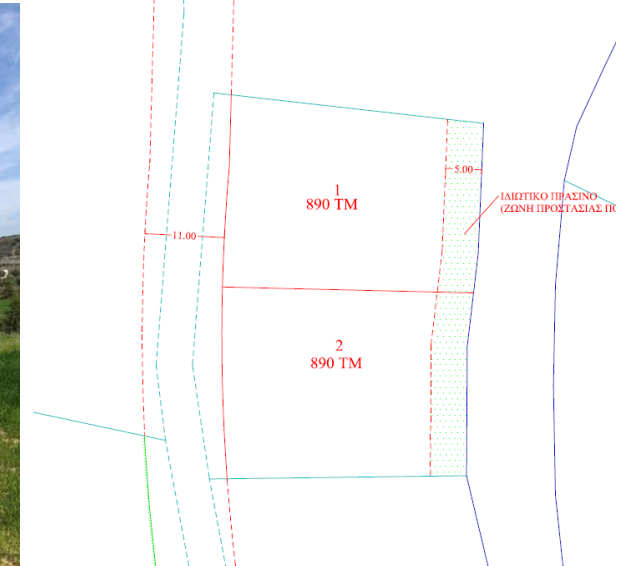


# RESIDENTIAL PLOT OF LAND IN PERA ORINIS, NICOSIA

## Description of Property

- Plot of land located in the community of Pera Orini, in Nicosia.
- It has a rectangular shape and a flat surface.
- The immediate and wider area is characterized by residential and agricultural properties (fields and plots) and independent houses.
- Access to the property is excellent.
- There is a Town Planning Permit dd 30/09/2020 for the separation of the property into two building plots of 890 sq.m. each, plus private green area.

## Location / Photographs



### Location

District	Nicosia
Municipality / Community	Pera Orinis
Quarter	Dromos Chelidoniou

### Property characteristics

Property Type	Res. Plot of Land
Parcel Area (sq.m.)	2.007
Building Area (sq.m.)	-

### Title Deed Information

Registration No.	0/10714
Share	100%
Sheet / Plan	30/58
Block	-
Parcel No.	427

### Town Planning Information

Planning Zone	H3
Density	60%
Coverage	35%
Floors	2
Height	8,30

- The above data is based on the Land Registry website. Interested buyers are encouraged to conduct a thorough inspection of the property.
- The property does not qualify for the 50% reduction of Property Transfer Fees imposed or levied by the Department of Lands and Surveys (Fees and Charges) Law (Cap.219).

**ADVERTISING PRICE : € 80.000**

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The price is subject to VAT