



## Residential Field for Sale #2336

€80,000 +VAT

The property is a field located in Aradippou, Larnaca, c. 160m north of the Rizoelia Park, 460m south of the Rizoelia roundabout and 540m northeast of the Aradippou police station.

The field totals 460sqm, and benefits from c. 45m road frontage along Pafsanias street. It has an irregular shape and an uneven sloping surface.

The immediate area comprises of residential developments as well as undeveloped parcels of land.

The property has the potential to be covered by all utility services (water, electricity and telecommunication).

The field falls within residential planning zone Ka5 with 100% building density, 50% coverage, 3 floors and a maximum height of 13.5m.

460 m<sup>2</sup>