



*Showing approximate location

SALE | 40439

Light Industrial field in Agios Theodoros, Larnaca

Agios Theodoros, Larnaca

€550,000 Not subject to VAT

Description

An expansive industrial field spanning approximately 21,378 sq.m., offering a prime opportunity for large-scale warehouse development or industrial operations. The property abuts a registered road along its southwestern boundary, providing a substantial frontage of approximately 112 meters. Strategic Location: •The asset is perfectly positioned for logistics and transport: •Approximately 1.2 km southeast of the Larnaca–Nicosia (A1) highway, ensuring excellent connectivity to major cities. •Approximately 1.7 km north of the Agios Theodoros community center. Property Specifications: •Total Land Area: 21,378 sq.m. •Planning Zone: E1 (Industrial) •Building Coefficient: 60% •Coverage: 35% •Permitted Height: 2 floors. The property is held



Coverage
35%



Density
60%



Zone
Industrial



Land Area
21378 m²

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