



## 13 Plots of Land with stunning views for development and a 2 bedroom villa for sale in Larnaca



### Στοιχεία μεσίτη

Όνομα:	Niall Madden
Όνομα εταιρείας:	Esales Property Limited
Χώρα:	United Kingdom
Experience since:	2002
Τύπος υπηρεσίας:	Selling a Property
Specialties:	
Property Type:	Apartments
Τηλέφωνο:	
Languages:	English
Site:	<a href="https://esalesinternational.com">https://esalesinternational.com</a>

### Στοιχεία καταχώρησης

Ακίνητο για:	Πώληση
Τιμή:	USD 1,246,372.32

### Τοποθεσία

Χώρα:	Cyprus
Νομός/Περιοχή/Επαρχία:	Larnaka
Πόλη:	Larnaca
Διεύθυνση:	Larnaca District
Δημοσιεύθηκε:	05/03/2025

### Περιγραφή:

13 Plots of Land with stunning views for development and a 2 bedroom villa for sale in Larnaca Cyprus

Esales Property ID: es5553299

### Property Location

Larnaca District  
Cyprus

2 Bed Villa  
Pyla  
Cyprus

### Property Details



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With its glorious warm climate and breath-taking Mediterranean coastlines, Cyprus continues to be one of the most desirable places across Europe to live. On offer here is the chance to invest in this magnificent part of the world with this excellent portfolio of properties.

13 plots of land in the Larnaca District of Cyprus totalling 31280m<sup>2</sup>

This Portfolio of land is being sold off as one lot for 35 euro a square meter. Price €1,094,800

This is a mix of agricultural land and land for development with stunning views.

0/17858.....	188 sq m.
0/17849.....	326 sq.m.
0/17857 .....	3,011 sq.m.
0/17856 .....	2,007 sq.m.
0/17860 .....	2,676 sq.m.
0/17855 .....	2,342 sq.m.
0/17861 .....	5,352 sq. m.
0/17851 .....	1,338 sq. m.
0/17850 .....	354 sq.m.
0/17848 .....	4,348 sq.m.
0/17859 .....	3,345 sq.m.
0/17854 .....	5,686 sq.m
0/17559 .....	307 sq. m.

Also for sale is a fully furnished 2 bed Villa in the exclusive village of Pyla.

This villa is furnished to the highest of standards and has a private pool.

The Price for the villa is €250,000 negotiable.

## ABOUT THE AREA

Larnaca District is one of the six districts of Cyprus. Its capital is Larnaca. It is bordered on the east by Famagusta District, on the north by Nicosia District and on the west by Limassol District.

Larnaca district is fifth in size in Cyprus, covering 1,120 square km. and home to a population of 145,000. Its centre is the town with the same name which is also the most important tourist destination for visitors. At the same time, is a starting off point to visit the villages and sights of the region, many of which have unique characteristics.

Indicatively, there is the Neolithic settlement of Choirokoitia and Lefkara (30 km. from Larnaca) which is listed among the 30 most beautiful villages in Europe. Of great interest also in Tochni (41 km.) which is one of the oldest villages in Cyprus with traditional stone houses and picturesque trails for walks, and scenic Vavatsinia (50 km.), nestled in a thick pine forest at 840 metres altitude. The region's interesting sites and other attractions are not restricted to these four. There is much more worth discovering and enjoying, provided you have the time. Summer may be the most popular season for tourists, but an ideal time to enjoy every moment is spring when the flamingos are still at the lakes, before the heat and humidity become unbearable and temperatures permit a swim in the sea.



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## LARNACA

Larnaca is Cyprus' third largest town with a population of 84,000. It is a successor of ancient Kition, which was founded by Greek settlers in the 14th century BC and is probably Cyprus' oldest urban centre. Modern Larnaca, with its emblematic Phinikoudes coastal promenade, is a town with cosmopolitan characteristics which nevertheless remains in touch with its history as you will quickly discover if you take a short stroll in the old neighbourhoods and visit areas of historic and architectural interest which keep the town's history alive.

## NIGHT LIFE

Larnaca's night life is mainly concentrated on the coastal promenade (Phinikoudes). The bustle continues in neighbouring areas such as Piale Pasha, Laiki Gitonia, Ermou Square etc. A little further out, near the airport, is Makenzie Beach which is also a hot point mostly but not exclusively for young people, mainly because of the beach parties that are organized there. Besides the fine sand and beach bars, the area has venues for every age and taste from fashionable cafeterias to fish taverns and stylish restaurants. An emblematic beach venue is the Ammos Beach Bar which is open 24 hours. Adding a cosmopolitan and luxury touch to Larnaca's night life is the Sky Bar at Radisson Blu, with fine cocktails, list of alcohol with very good labels, and as icing on the cake – a superb view.

## WALKS IN THE TOWN AND THE ENVIRONS

There are a number of points of interest (archaeological sites and roads/alleys) in the town of Larnaca, its environs and even further if time permits, which are worth dedicating time to get to know. For those who do not have that much time, the main points not to be missed are:

## MAiN FEATURES:

- 150m<sup>2</sup> living space in the villa
- 13 land plots for potential development totalling 31280m<sup>2</sup>
- 2 Bedrooms
- 1 Bathrooms
- Private Pool
- Massive potential in the holiday rental market
- Stunning views
- Close to essential amenities like such as supermarkets and pharmacies
- Close to many excellent bars and restaurants
- Great base from which to discover other fantastic areas of Cyprus
- Many excellent sports facilities, fishing, walking and cycling areas nearby

Contact us today to buy or sell your property in Larnaca Cyprus.

## Κοινά

Κρεβατοκάμαρες:	2
Μπάνια:	1



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Μέγεθος αυλής: 31280 τ.μ

## Rental details

Furnished: Ναι

## Lease terms

Date Available:

## Contact information

IMLIX ID: IX6.687.673

