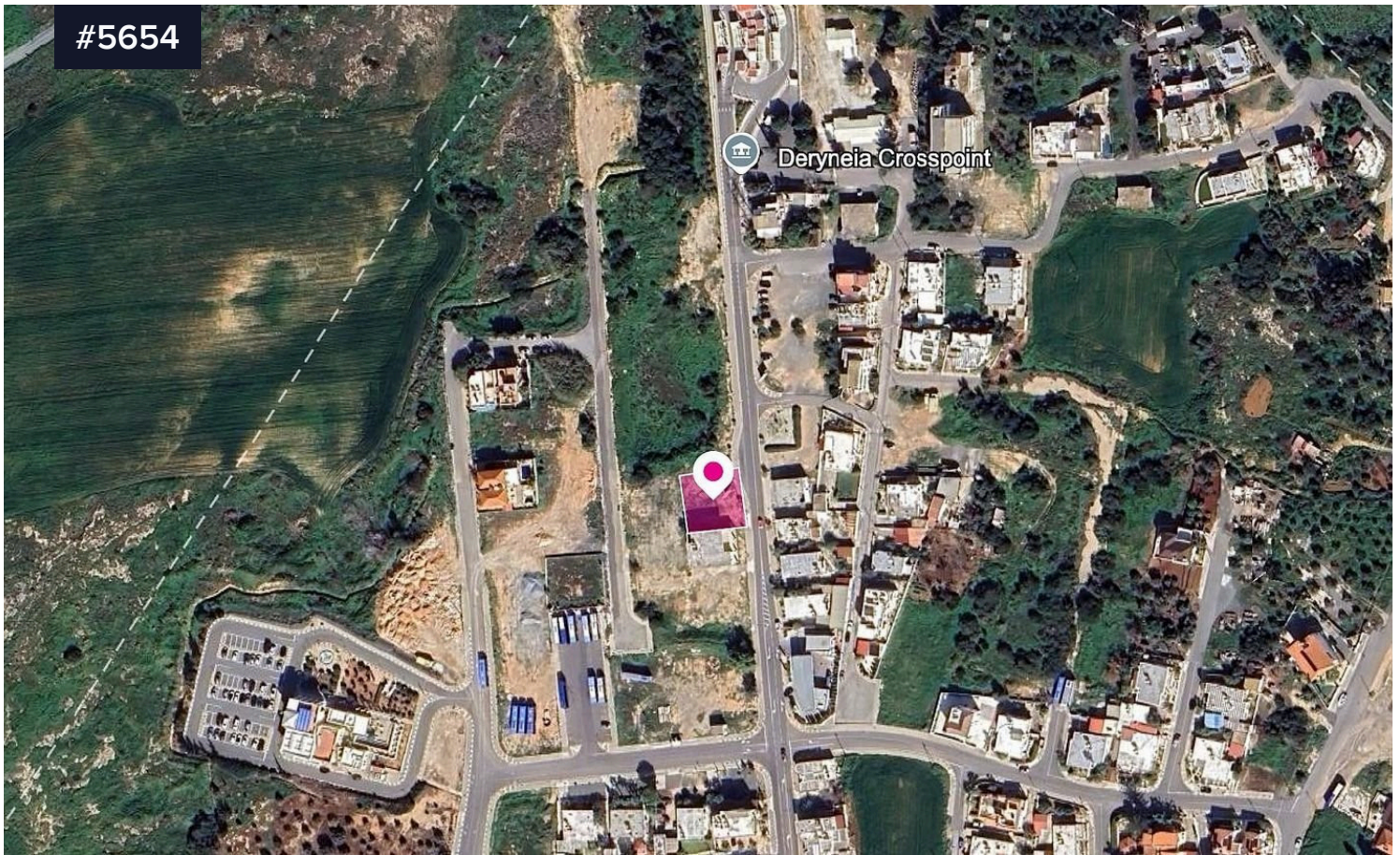


#5654



## Commercial Plot in Deryneia

€85,000 <sup>+VAT</sup>

 Deryneia, Famagusta

Area

 537 m<sup>2</sup>

Commercial/Residential plot, extending to 537 sq.m. in total, located in Deryneia, Ammochostos.

The property has rectangularly shape with a flat surface. Access to the field is via a registered road with a total frontage of approximately 22m. According to LRO Department, the property is affected by compulsory acquisition of 43sq.m. which has been completed and the remaining net area is 494 sq.m. With dual zoning – Residential Ka5 (15%) and Commercial Eß6 (85%) – this plot offers versatile development potential, whether you're envisioning a modern apartment block, a mixed-use building, or a boutique commercial space with residential units above. The asset is located approximately 600m north of Deryneia community centre, about 130m northeast of the Famagusta

Type

**Building Plot**

Title deed

**Yes**