



**NEW RELEASE**

# CITY CENTER APARTMENTS

(A55)

PROJECT  
PRESENTATION

LARNAKA  
CYPRUS

# *Beautiful Larnaca*







## DESCRIPTION

The Project is a 3 storey development comprising 9 units. The project has a selection of 1 and 2 bedroom apartments including 3 duplex penthouse apartments.

This luxury development offers city centre living at its best within walking distance to schools, supermarkets, the cinema and you can enjoy the quietness of the Center while being a part of it.

Project is located in the heart of Larnaca and is only a 10 minute drive to Phinikoudes promenade and the beach (Blue Flag).

- Superb architecture
- Modern sized windows with views
- Impressive designed entrance with the special features which stand out
- Video intercom system
- Covered parking for all apartments

CITY VIBES



## GENERAL INFORMATION



3  
Floors



9 Units



Covered  
parking



10 minute drive to  
blue Flag Beach



Prime  
Location



Unobstructed  
views



Walking  
distance to  
schools



Close to  
Shopping  
center



Energy  
Efficiency  
A



Optional private Jacuzzi  
for penthouses



BBQ Station on  
penthouses



Great lobby  
area



## ENERGY EFFICIENT / SUSTAINABILITY



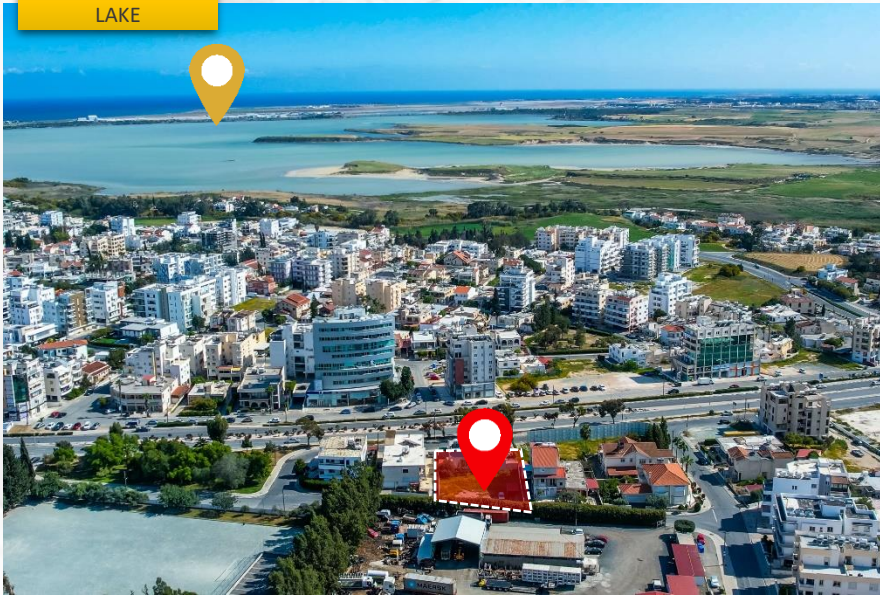
The project has utilised Energy photovoltaic technology to respect the environment, save consumption and running costs, energy efficiency, reducing the building impact in the environment.



## DETAILS OF LOCATION

The distinctive feature of Larnaka city is its bustling Phinikoudes promenade, which is lined with mature palm trees and flanked by beach, eateries and entertainment. The parallel shopping centre with its traditional architecture puts everything at your fingertips - including cultural treasures and interesting museums that are nestled among the commercial shopping streets.

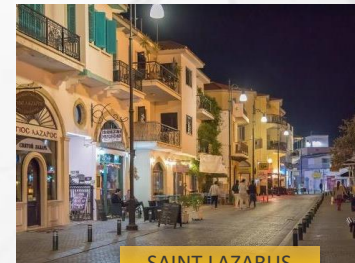
LARNACA SALT LAKE



10 minute



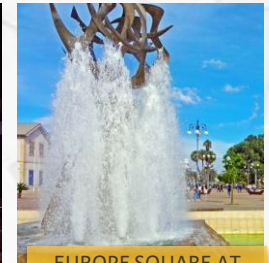
PHINIKOUES BEACH



SAINT LAZARUS SQUARE



LARNAKA PROMENADE



EUROPE SQUARE AT PHINIKOUES BEACH

MUNICIPAL LIBRARY AND THEATRE

The Municipal Library and Theatre are a 5 minutes walk.  
The Municipal Library has 54,000 volumes of books in Greek, English, Finnish, Romanian and Czech. It also holds 180 different periodicals, an archive of the Official Gazette of the Republic and the archive of the Minutes of the House of Representatives. It provides electronic access to thousands of periodicals via the EBSCO & PROQUEST services.

7 minute



PHINIKOUES BEACH



# LOCATION

AEK ARENA  
STADIUM

KITION ATHLETIC  
CENTER

METROPOLIS  
MALL

LARNACA HOSPITAL

TREMTOUSIOTIS  
SUPERMARKET

GYM

ALPHAMEGA  
SUPERMARKET

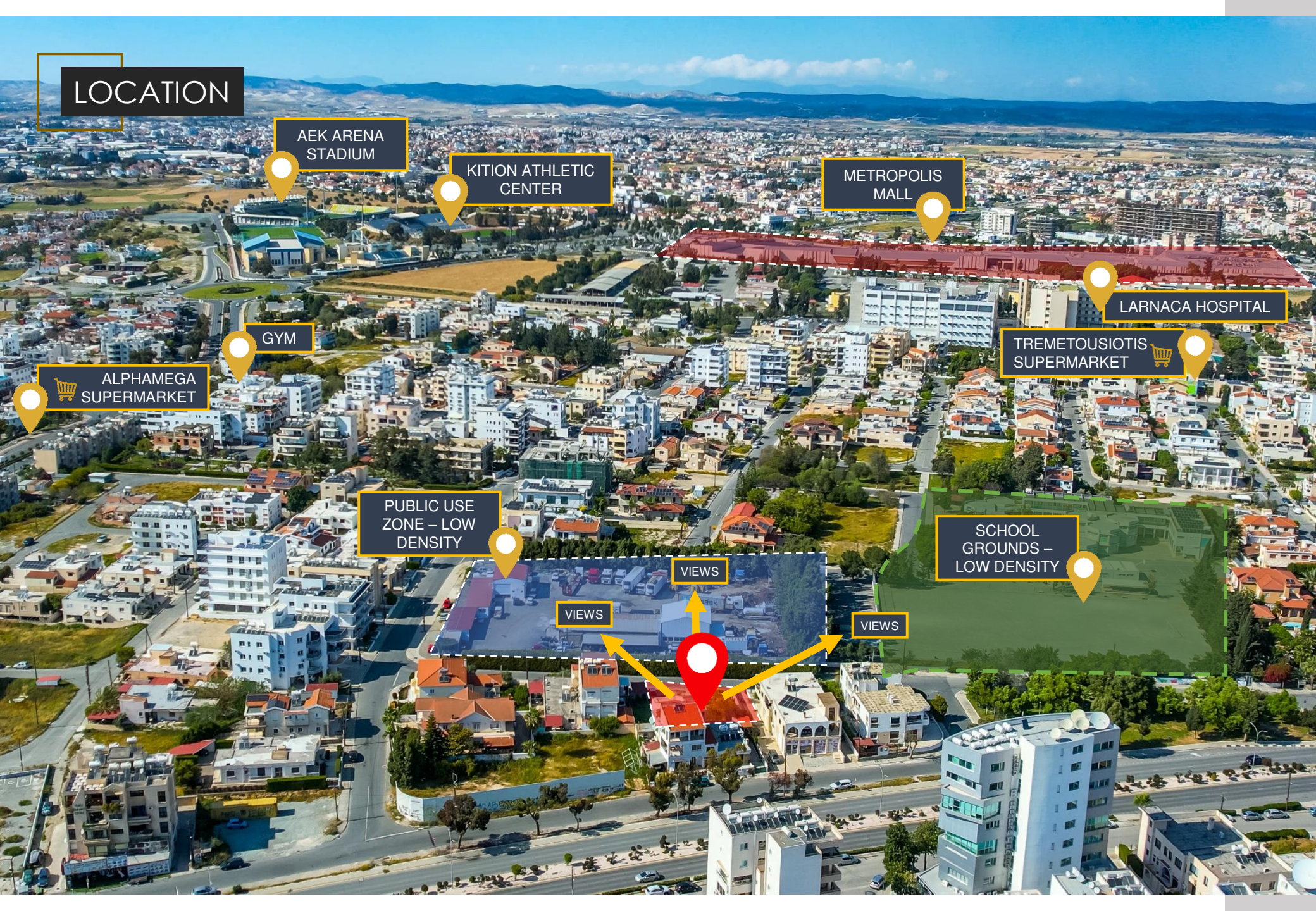
PUBLIC USE  
ZONE – LOW  
DENSITY

SCHOOL  
GROUNDS –  
LOW DENSITY

VIEWS

VIEWS

VIEWS





# LOCATION

## DETAILS OF LOCATION


Larnaka town is also significant for both Christians and Moslems. The most revered monuments of the two are included in the main attractions of the city: the Church of Agios Lazaros (Saint Lazarus), the patron saint of the town who Jesus resurrected and held dear as a friend; and the mosque of Hala Sultan – an important place of pilgrimage for Moslems that is embraced by the Salt Lake.

In the same area, the famous Salt Lake fills with flocks of vibrant pink flamingos in the winter months and attracts visitors for its natural beauty and ecological value, offering a nature trail in the heart of the city.

 8 minute



SAINT LAZARUS CHURCH & SQUARE


 14 minute



HALA SULTAN TEKKE



LARNAKA SALT LAKE

 3 minute  
15 minute walk

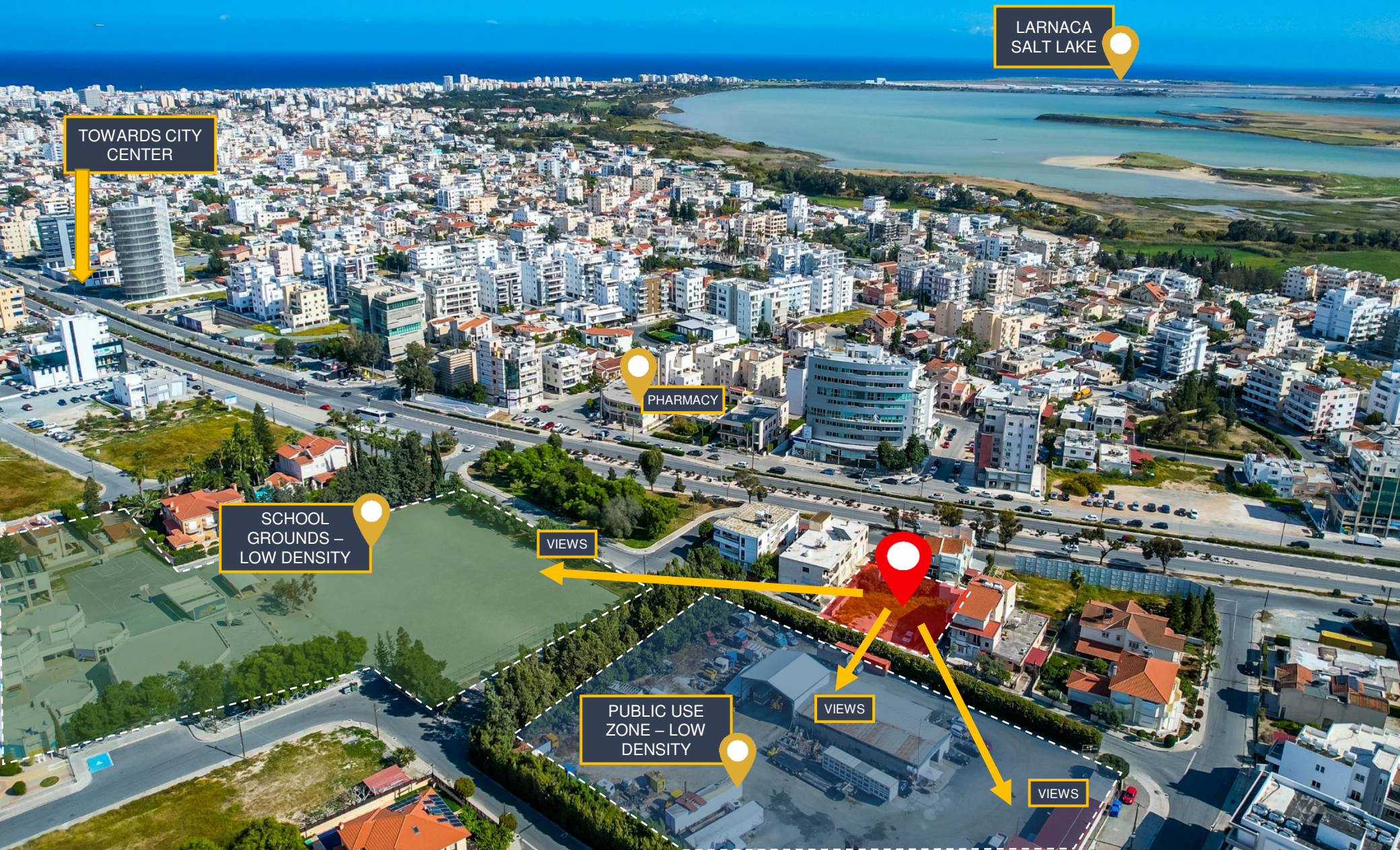


The METROPOLIS Mall of Larnaca, is a fully enclosed, single-level, climate controlled Shopping and Lifestyle Centre. Focused on offering customers the convenience of having all their needs met in one location, it will cater for families, kids, teens and adults alike. With a full retail offering, including a supermarket, major fashion retailers, branded and independent shops, services, entertainment, food court with modern restaurants and cafes, kids play areas and free WiFi, it will be Larnaca's ultimate lifestyle and shopping metropolis! With excellent access, location and visibility, METROPOLIS Mall @ Larnaca is well suited to cater for the entire catchment area within a 30km radius.





# LOCATION





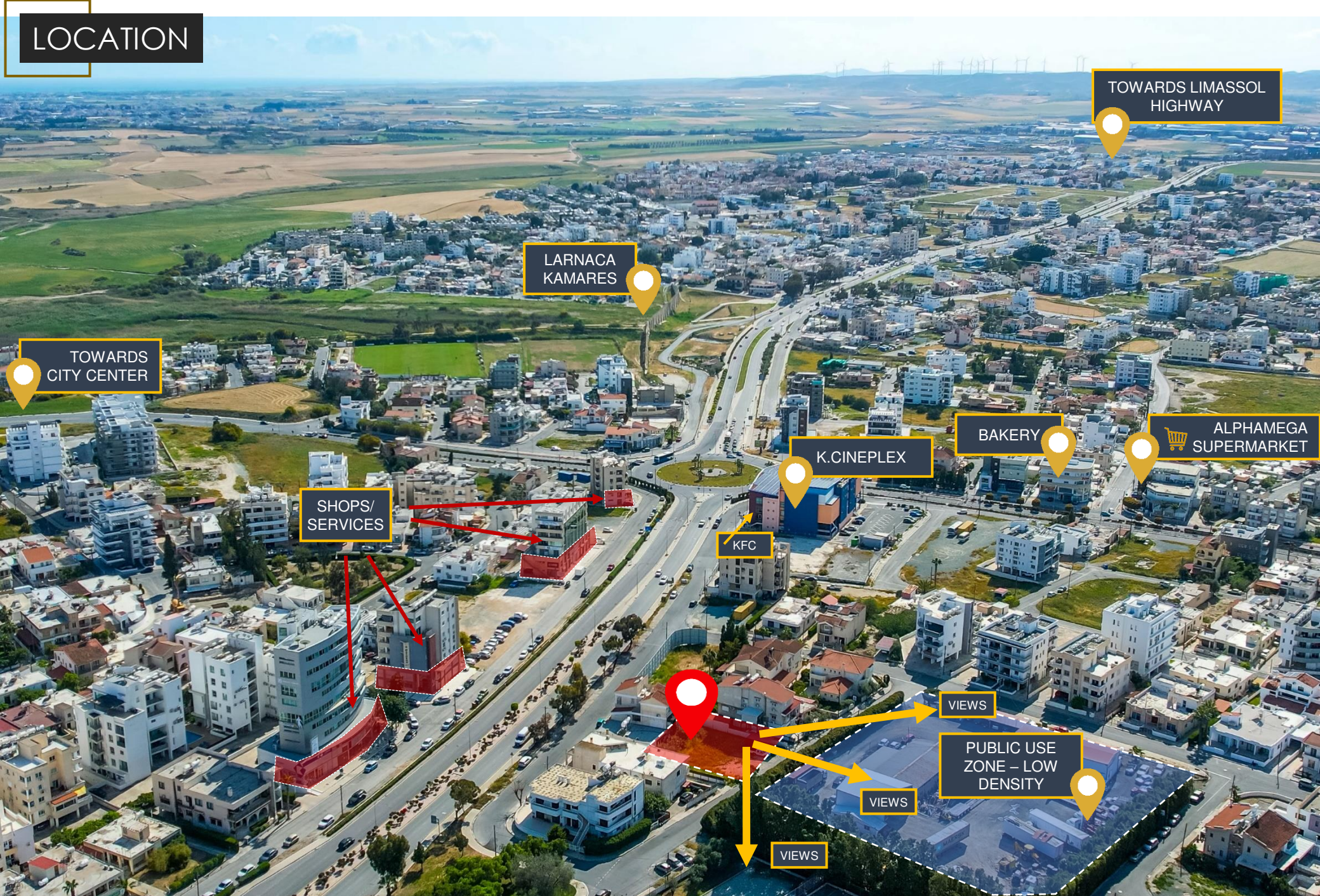
# LARNACA KAMARES

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# LOCATION







## The neighborhood



NOTE: Draft illustrations



# Location

This resort town is situated at the southern coast of Cyprus, is home to the island's major international airport and rich in archaeological heritage. Built on the ruins of ancient Kition, Larnaka preserves its natural beauty while modernizing its city centre.

Larnaka is well known and very popular for its archaeological monuments, history and exciting day and night life. The town centre is full of life filled with bars, clubs, cafes, shops and restaurants offering every type of cuisine imaginable.





# Location

The Award Winning Blue Flag Beaches offer ultimate relaxation and an exciting day full of water activities.

Those looking for a more peaceful vacation can visit the many sites that Larnaca has to offer including the famous Palm Tree seafront promenade “Foinikoudes”, the Church of Saint Lazarus, the Medieval fort, Larnaca Salt Lake where flocks of flamingos are gathered during Winter, the famous Zenovia Shipwreck and the Hala Sultan Tekke.

Whether it's to sightsee, enjoy the water activities and city life or simply relax by the sea, this beautiful resort town is the perfect place for a mesmerizing holiday.





# New Marina at Larnaka

## €1.2 billion project for the development of the Port-Marina is going ahead

The government has reached agreement with a Cyprus-Israeli consortium for the redevelopment of Larnaka port and marina. Agreement on the estimated €1b project was reached after protracted.

The project covers port infrastructure, development of the marina, redevelopment of the road network, green areas, parks and pavements, as well as housing units, catering and entertainment establishments and shops over a 10 to 15 year period.







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