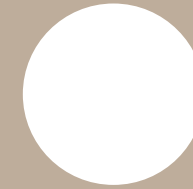




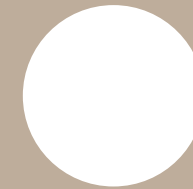
nest



bbf:



a contemporary residential community in gerasogeia



nest

Quiet residential neighborhood with everyday convenience

:nest is a contemporary residential development located in the well-established area of Germasogeia, Limassol. Only a few minutes from the city's business, shopping and leisure districts, it combines privacy and comfort with easy daily connectivity. The project brings together modern architectural design, a calm residential atmosphere and a balanced living experience.



The development offers a selection of 1-, 2- and 3-bedroom apartments.

Each home is designed to maximize functionality, natural light and interior comfort. Spacious covered verandas extend the living area outdoors, while many residences enjoy open views towards the city and the sea, creating a feeling of openness and elevation.



major benefits

- Located in one of Limassol's most desirable residential districts
- Quick access to Kolonakiou Avenue, the highway and key city destinations
- Close to international schools, supermarkets, cafes, fitness and wellness centers
- Short distance to beaches and coastal leisure areas

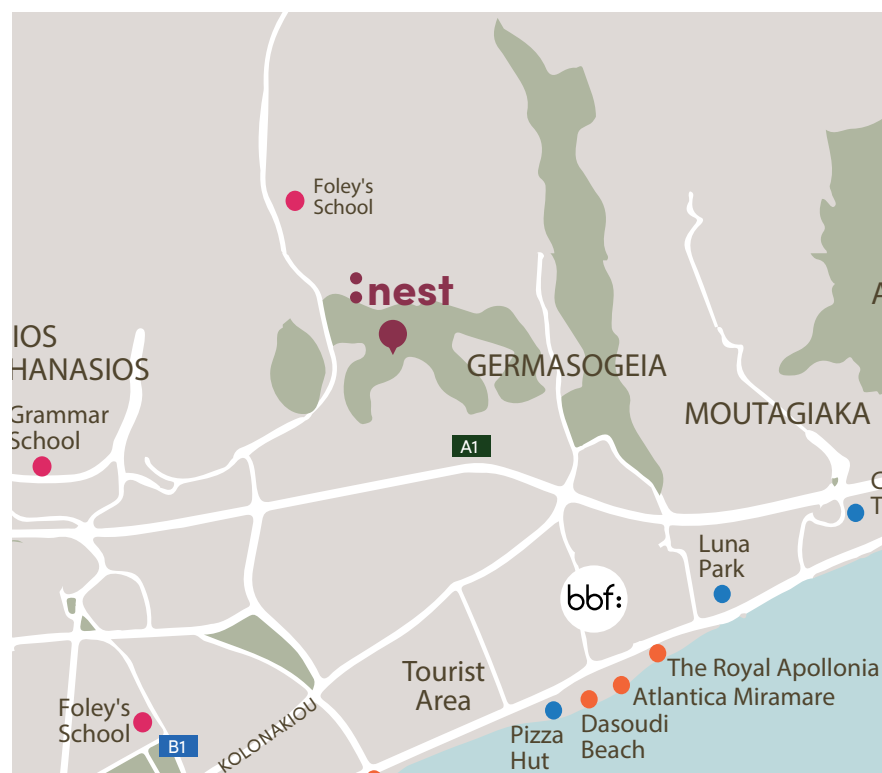
- Contemporary architectural character with clean lines and generous glazing
- Spacious covered verandas and selected sea or city views
- Full range of communal amenities supporting comfort and wellbeing
- Secure environment with controlled access
- Strong appeal for both permanent residence and rental investment



location

:nest is situated in a quiet residential

Daily services and lifestyle amenities are easily accessible, while the coastline is only a short drive away. This combination supports a comfortable everyday rhythm and enhances long-term value for residents and investors.



location



• exterior

**located in one of Limassol's
most desirable residential
districts**



• exterior



**landscaped communal
areas with greenery
and seating**



• exterior

**full range of communal
amenities supporting
comfort and wellbeing**



choice of properties



block a

unit N°	property type	bed-rooms	bath-rooms	private pool	no of park spaces	indoor area m ²	cov. veranda m ²	sellable area m ²	uncovered veranda m ²	ground floor storages m ²	total area m ²
A101	apartment	2	2		1	83.15	24.40	107.55			107.55
A102	apartment	3	2		1	102.50	26.20	128.70		3.60	132.30
A103	apartment	2	2		1	82.20	23.30	105.50			105.50
A104	apartment	2	2		1	79.05	21.75	100.80			100.80
A105	apartment	2	2		1	79.05	21.70	100.75			100.75
A106	apartment	1	1		1	50.35	14.10	64.45			64.45
A201	apartment	2	2		1	83.15	24.40	107.55			107.55
A202	apartment	3	2		1	102.50	26.20	128.70		3.90	132.60
A203	apartment	2	2		1	82.20	23.30	105.50			105.50
A204	apartment	2	2		1	79.05	21.75	100.80			100.80
A205	apartment	2	2		1	79.05	21.70	100.75			100.75
A206	apartment	1	1		1	50.35	14.10	64.45			64.45
A301	apartment	2	2		1	83.15	24.40	107.55			107.55
A302	apartment	3	2		1	102.50	26.20	128.70		3.40	132.10
A303	apartment	2	2		1	82.20	23.30	105.50			105.50
A304	apartment	2	2		1	79.05	21.75	100.80			100.80
A305	apartment	2	2		1	79.05	21.70	100.75			100.75
A306	apartment	1	1		1	50.35	14.10	64.45			64.45
A401	apartment	2	2		1	83.15	24.40	107.55		5.40	112.95
A402	apartment	3	2		1	102.50	26.20	128.70		3.90	132.60
A403	apartment	2	2		1	82.20	23.30	105.50			105.50
A404	apartment	2	2		1	79.05	21.75	100.80			100.80
A405	apartment	2	2		1	79.05	21.70	100.75			100.75
A406	apartment	1	1		1	50.35	14.10	64.45			64.45
A501	apartment	2	2		1	83.15	24.40	107.55		4.60	112.15
A502	penthouse	3	2	yes	1	102.20	30.70	132.90	119.70	6.70	270.40
A503	penthouse	2	2	yes	1	82.20	23.30	105.50	92.00	5.00	211.30
A504	penthouse	2	2	yes	1	79.05	26.10	105.15	93.50	5.40	215.15
A505	apartment	2	2		1	79.05	21.70	100.75		5.50	106.25
A506	apartment	1	1		1	50.35	14.10	64.45			64.45

choice of properties

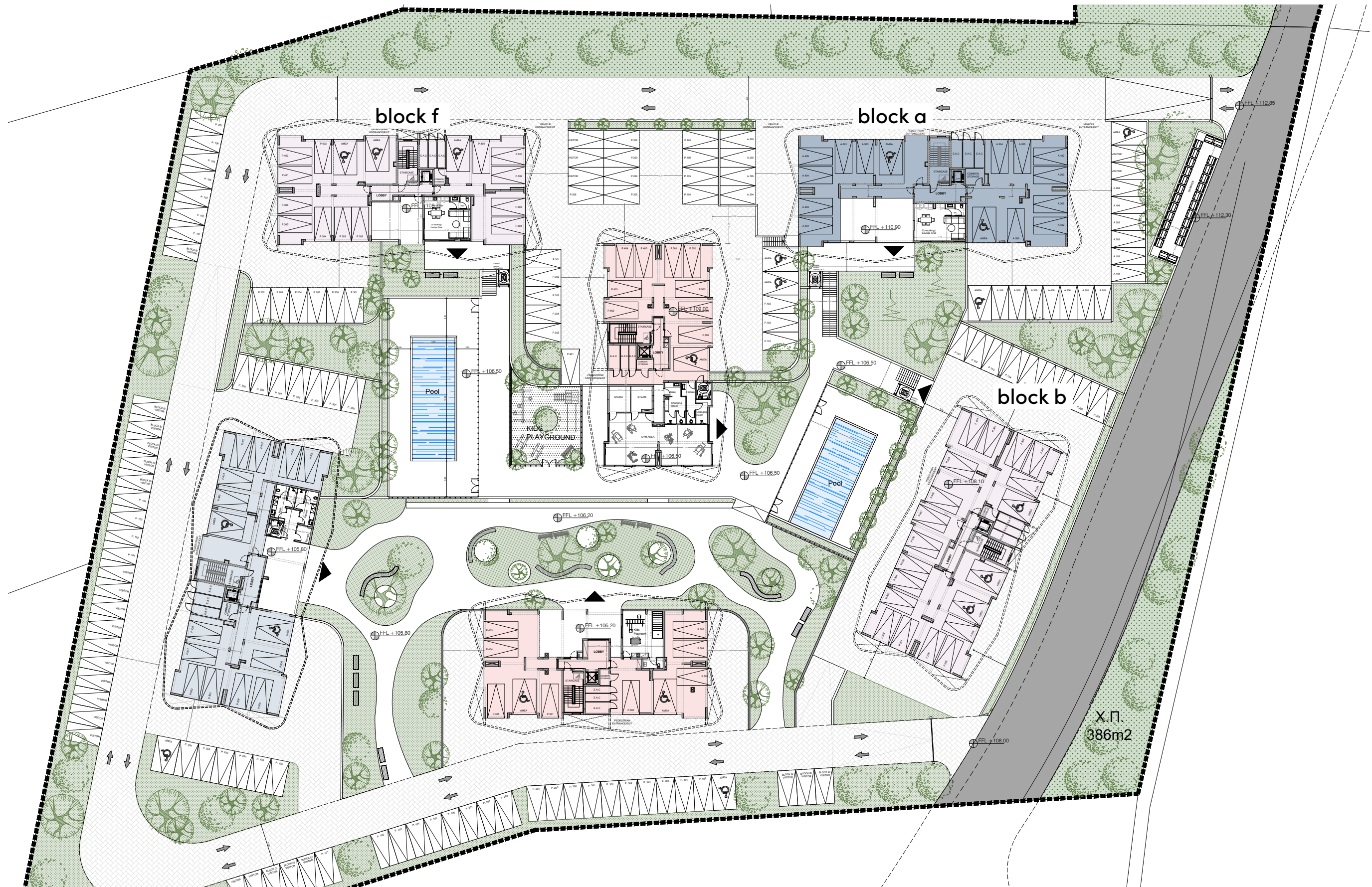
block b

unit N°	property type	bed-rooms	bath-rooms	private pool	no of park spaces	indoor area m ²	cov. veranda m ²	sellable area m ²	uncovered veranda m ²	ground floor storages m ²	total area m ²
B101	apartment	2	2		1	83.30	21.15	104.45			104.45
B102	apartment	3	2		1	101.70	27.10	128.80		4.30	133.10
B103	apartment	2	2		1	84.95	24.75	109.70			109.70
B104	apartment	1	1		1	57.70	14.60	72.30			72.30
B105	apartment	1	1		1	57.70	14.60	72.30			72.30
B106	apartment	1	1		1	62.00	16.95	78.95			78.95
B201	apartment	2	2		1	83.30	21.15	104.45			104.45
B202	apartment	3	2		1	101.70	27.10	128.80		4.40	133.20
B203	apartment	2	2		1	84.95	24.75	109.70			109.70
B204	apartment	1	1		1	57.70	14.60	72.30			72.30
B205	apartment	2	2		1	80.75	25.65	106.40			106.40
B206	studio		1		1	38.80	6.10	44.90			44.90
B301	apartment	2	2		1	83.30	21.15	104.45			104.45
B302	apartment	3	2		1	101.70	27.10	128.80		4.00	132.80
B303	apartment	2	2		1	84.95	24.75	109.70			109.70
B304	apartment	1	1		1	57.70	14.60	72.30			72.30
B305	apartment	2	2		1	80.75	25.65	106.40			106.40
B306	studio		1		1	38.80	6.10	44.90			44.90
B401	apartment	2	2		1	83.30	21.15	104.45			104.45
B402	apartment	3	2		1	101.70	27.10	128.80		3.60	132.40
B403	apartment	4	4		1	142.65	39.35	182.00		6.70	188.70
B404	apartment	3	3		1	119.70	31.55	151.25		4.40	155.65
B501	apartment	2	2		1	83.30	21.15	104.45			104.45
B502	penthouse	3	2	yes	1	101.70	27.10	128.80	123.80	4.40	266.60
B503	penthouse	4	4	yes	1	142.65	43.50	186.15	173.40	5.20	375.55
B504	apartment	3	3		1	119.70	31.55	151.25		4.60	155.85

block f

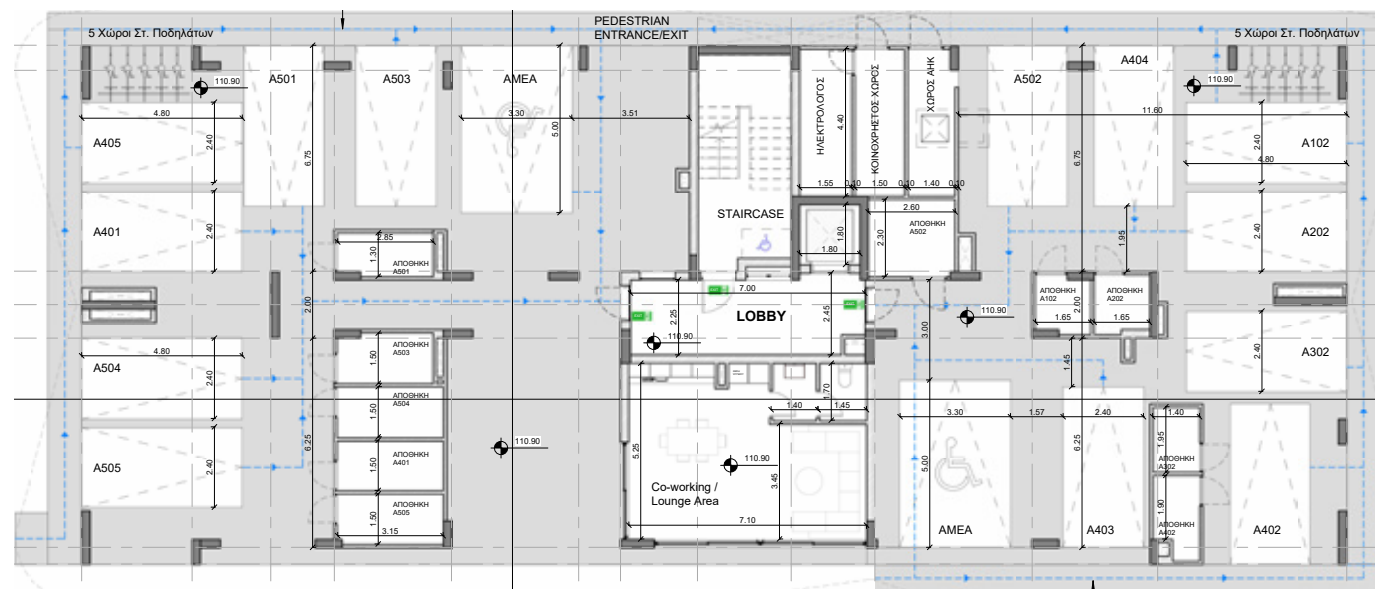
unit N°	property type	bed-rooms	bath-rooms	private pool	no of park spaces	indoor area m ²	cov. veranda m ²	sellable area m ²	uncovered veranda m ²	ground floor storages m ²	total area m ²
F101	apartment	2	2		1	83.30	21.15	104.45			104.45
F102	apartment	3	2		1	101.70	27.10	128.80		6.30	135.10
F103	apartment	2	2		1	84.95	24.75	109.70			109.70
F104	apartment	1	1		1	57.70	14.60	72.30			72.30
F105	apartment	1	1		1	57.70	14.60	72.30			72.30
F106	apartment	1	1		1	62.00	16.95	78.95			78.95
F201	apartment	2	2		1	83.30	21.15	104.45			104.45
F202	apartment	3	2		1	101.70	27.10	128.80		3.90	132.70
F203	apartment	2	2		1	84.95	24.75	109.70		4.40	114.10
F204	apartment	1	1		1	57.70	14.60	72.30			72.30
F205	apartment	2	2		1	80.75	25.65	106.40			106.40
F206	studio		1		1	38.80	6.10	44.90			44.90
F301	apartment	2	2		1	83.30	21.15	104.45			104.45
F302	apartment	3	2		1	101.70	27.10	128.80		4.60	133.40
F303	apartment	2	2		1	84.95	24.75	109.70		5.20	114.90
F304	apartment	1	1		1	57.70	14.60	72.30			72.30
F305	apartment	2	2		1	80.75	25.65	106.40			106.40
F306	studio		1		1	38.80	6.10	44.90			44.90
F401	apartment	2	2		1	83.30	21.15	104.45			104.45
F402	apartment	3	2		1	101.70	27.10	128.80		4.40	133.20
F403	apartment	4	4		1	142.65	39.35	182.00		4.60	186.60
F404	apartment	3	3		1	119.70	31.55	151.25		4.80	156.05
F501	apartment	2	2		1	83.30	21.15	104.45			104.45
F502	penthouse	3	2	yes	1	101.70	27.10	128.80	123.80	4.60	266.80
F503	penthouse	4	4	yes	1	142.65	43.50	186.15	173.40	4.00	374.35
F504	apartment	3	3		1	119.70	31.55	151.25		4.40	155.65

• masterplan



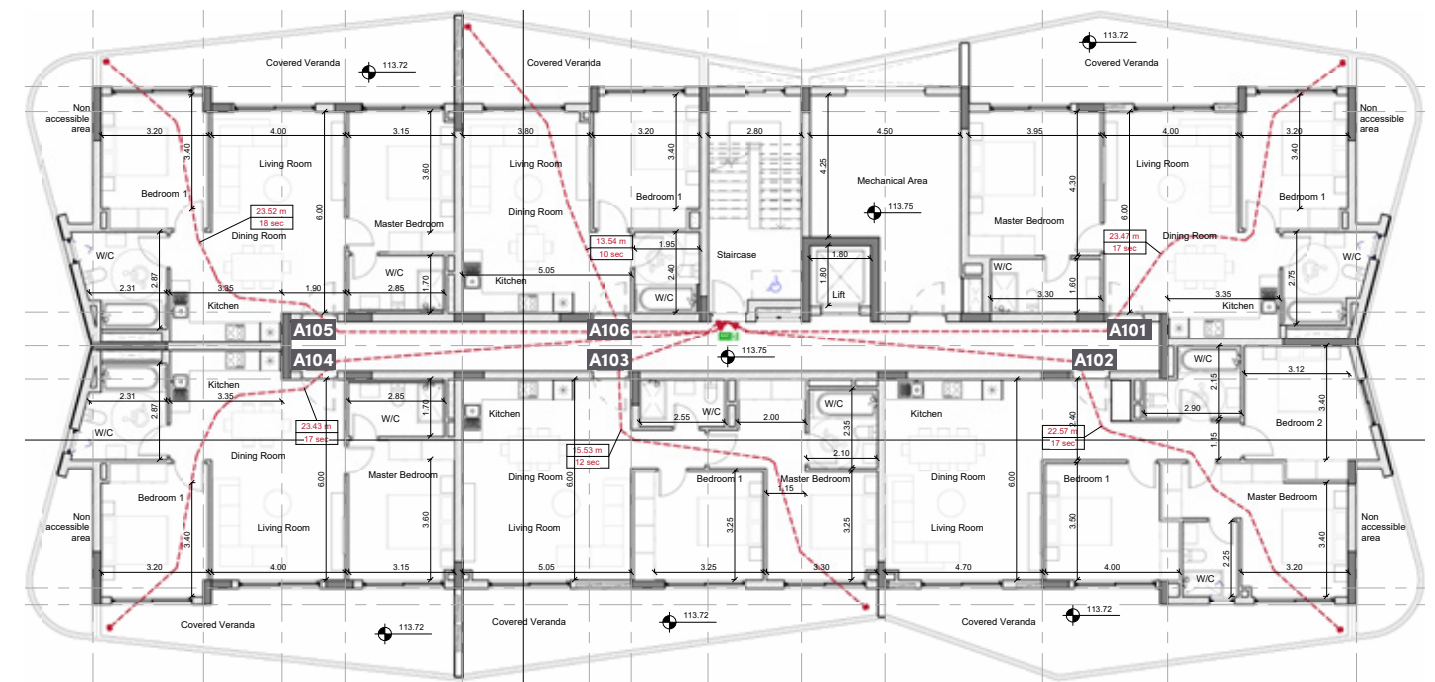
block a

ground floor



block a

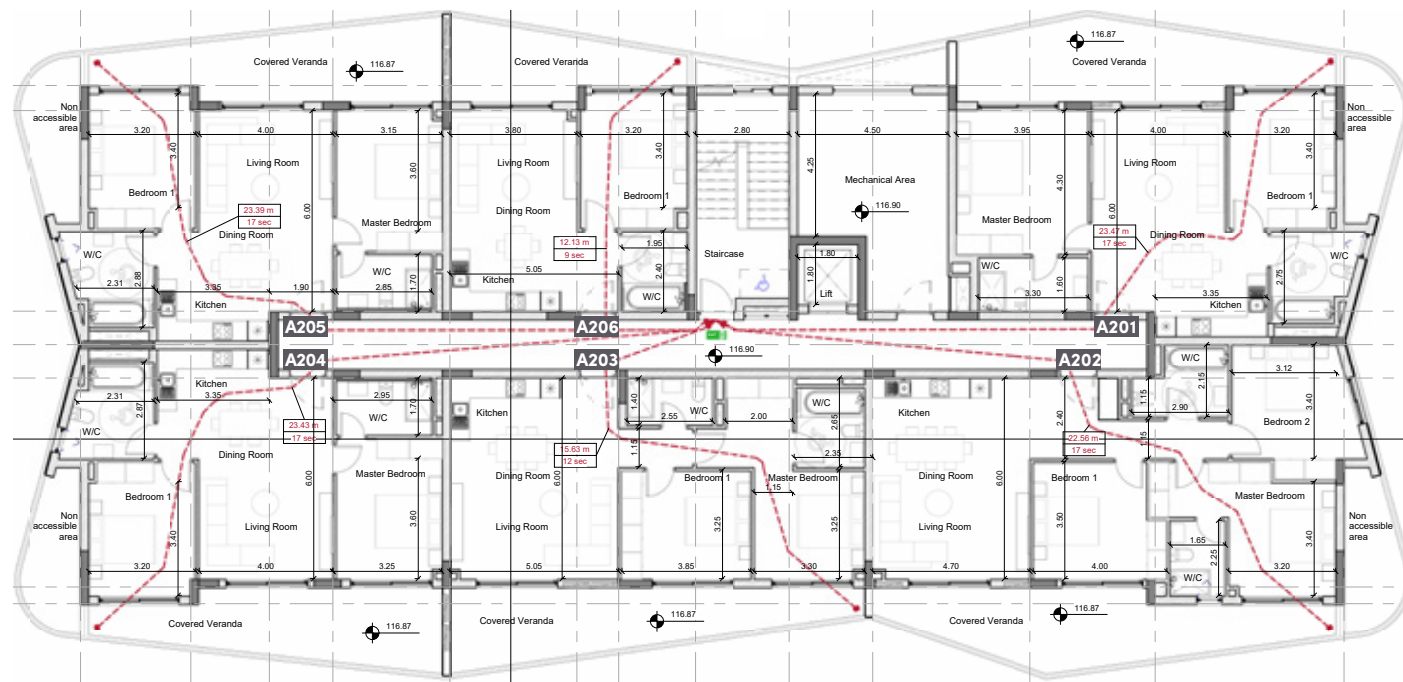
floor 1



UNIT N°	TOTAL AREA M ²
A101	107.55
A102	132.30
A103	105.50
A104	100.80
A105	100.75
A106	64.45

block a

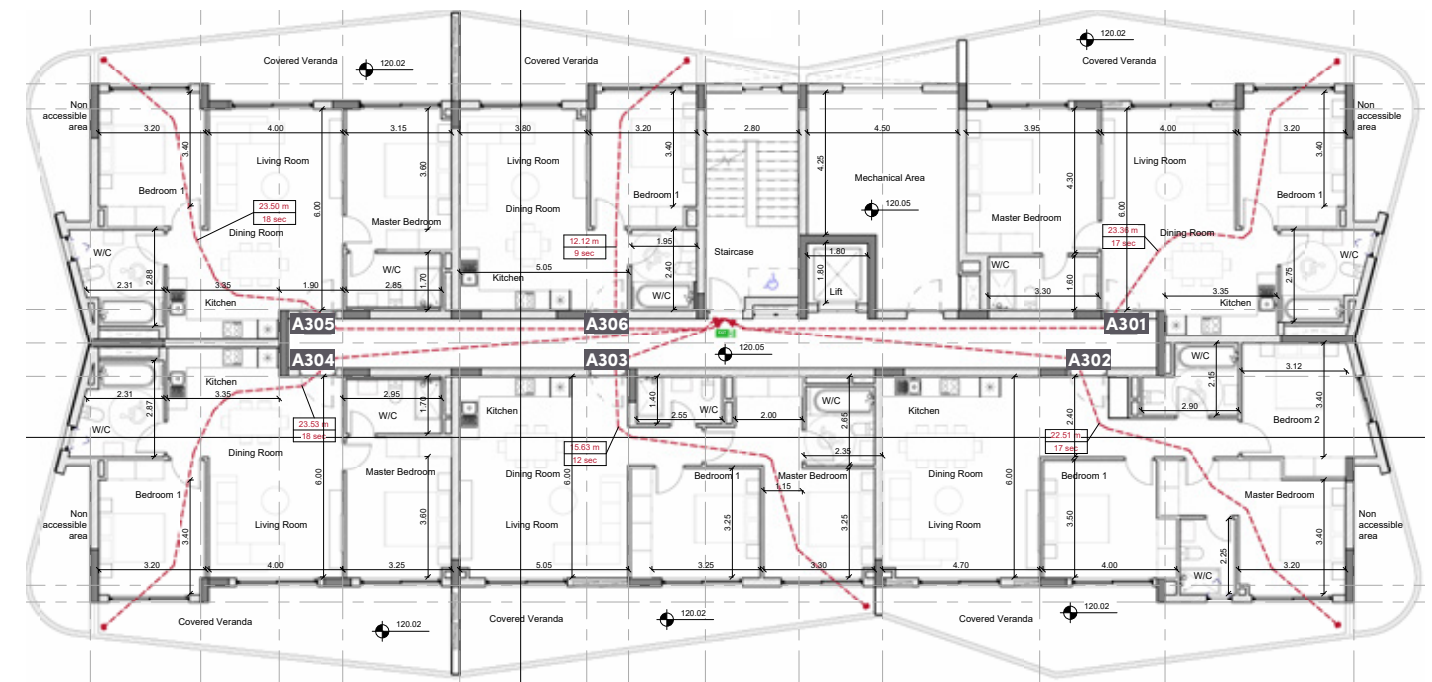
floor 2



UNIT N°	TOTAL AREA M ²
A201	107.55
A202	132.60
A203	105.50
A204	100.80
A205	100.75
A206	64.45

block a

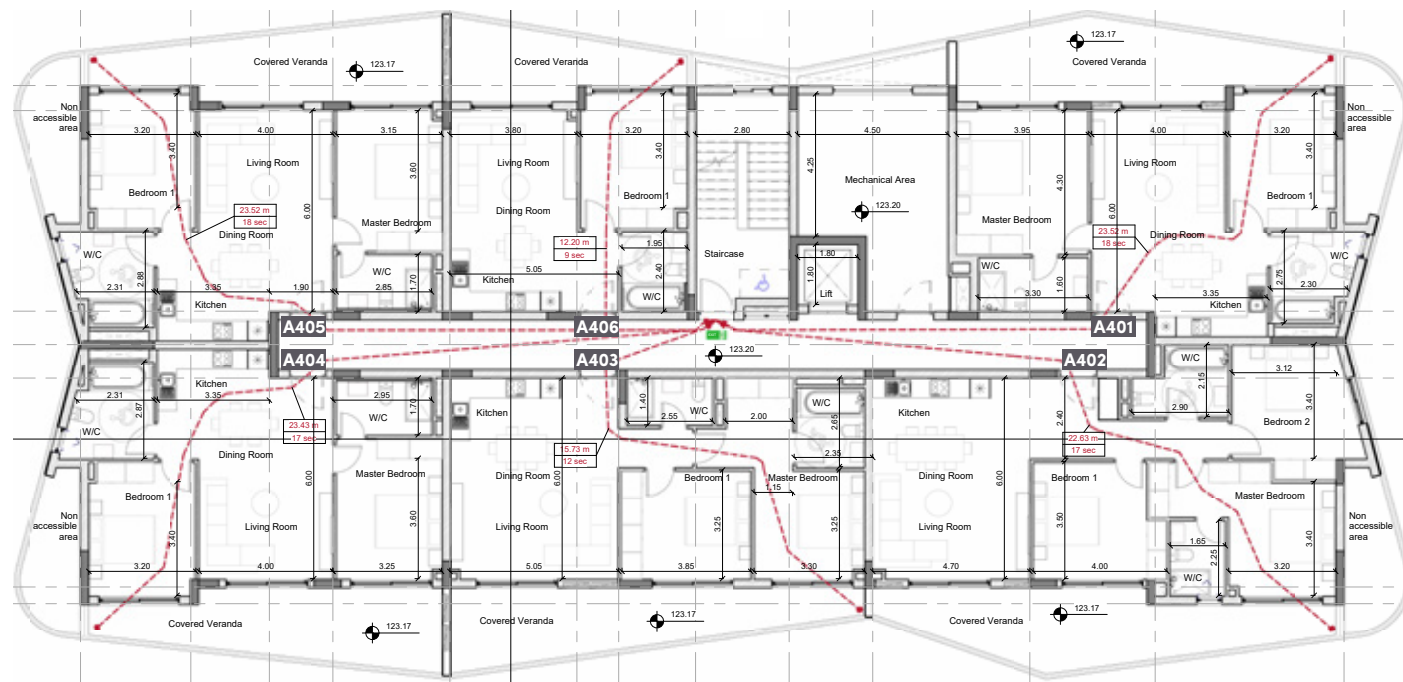
floor 3



UNIT N°	TOTAL AREA M ²
A301	107.55
A302	132.10
A303	105.50
A304	100.80
A305	100.75
A306	64.45

block a

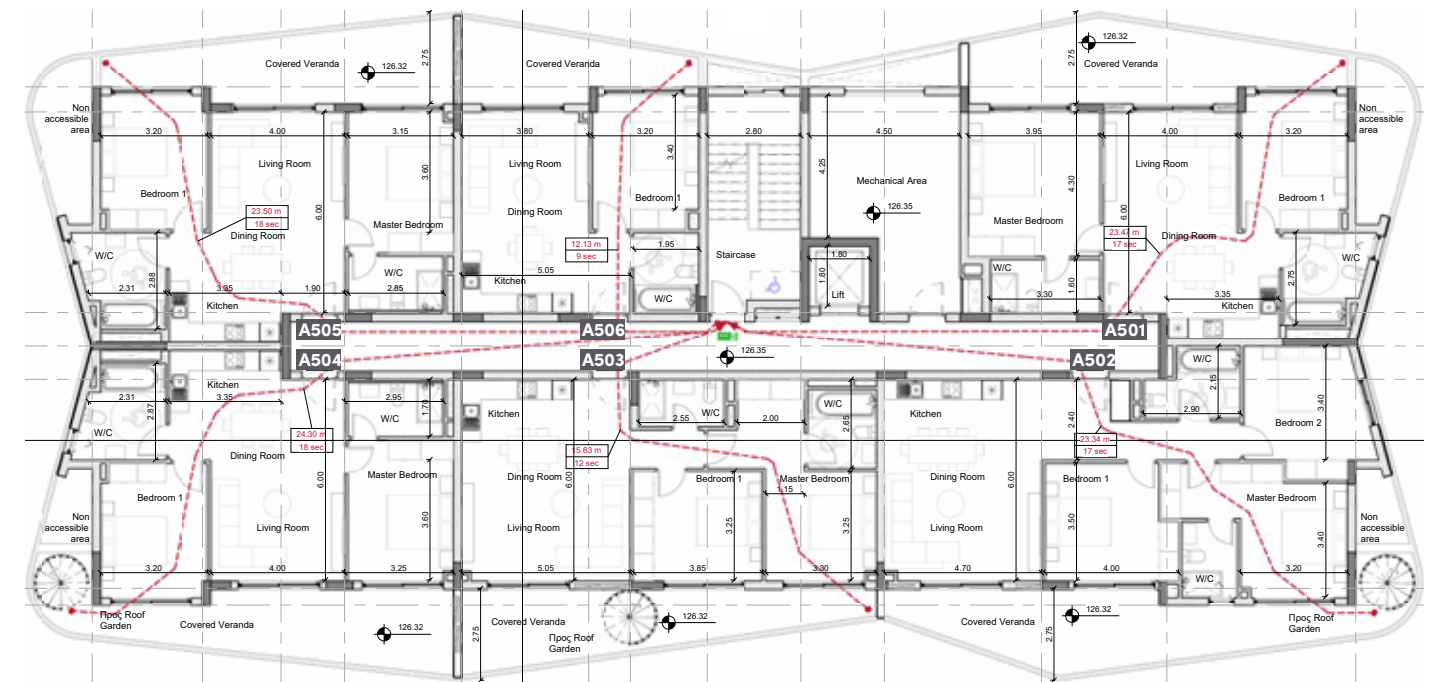
floor 4



UNIT N°	TOTAL AREA M ²
A401	112.95
A402	132.60
A403	105.50
A404	100.80
A405	100.75
A406	64.45

block a

floor 5



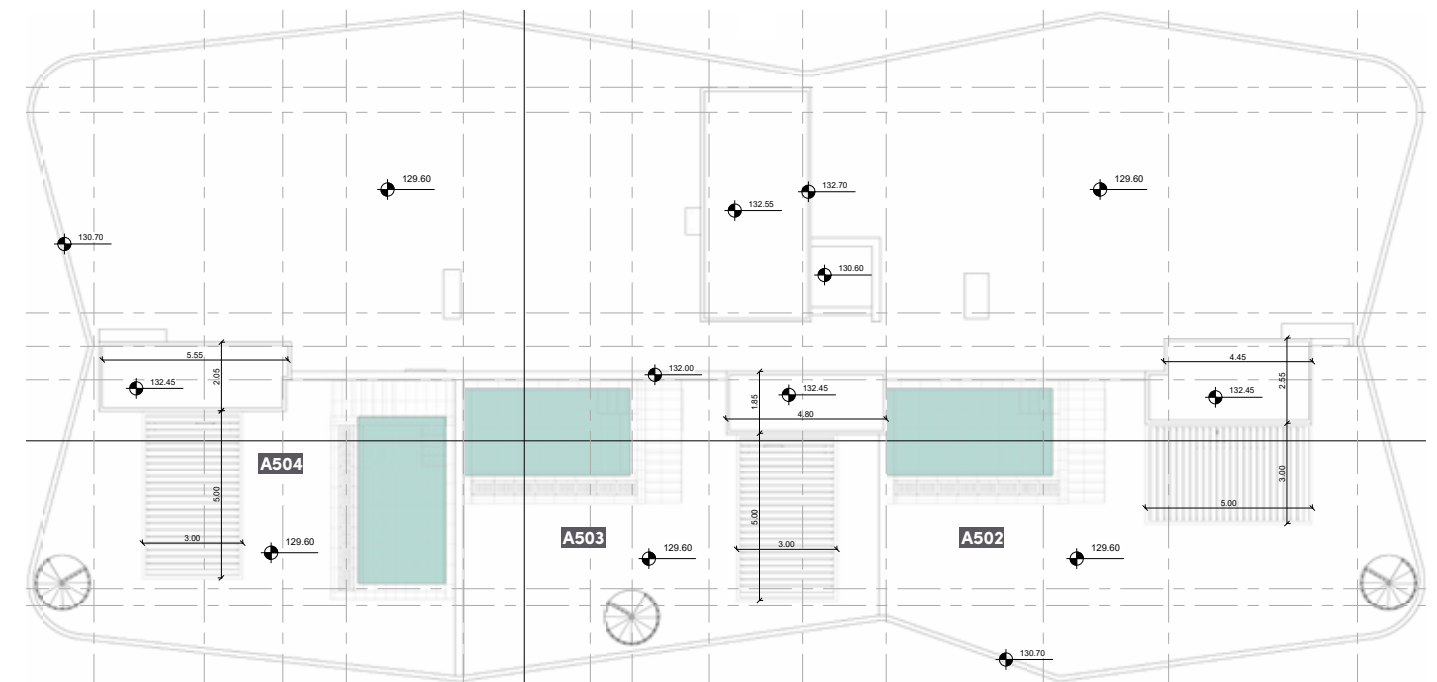
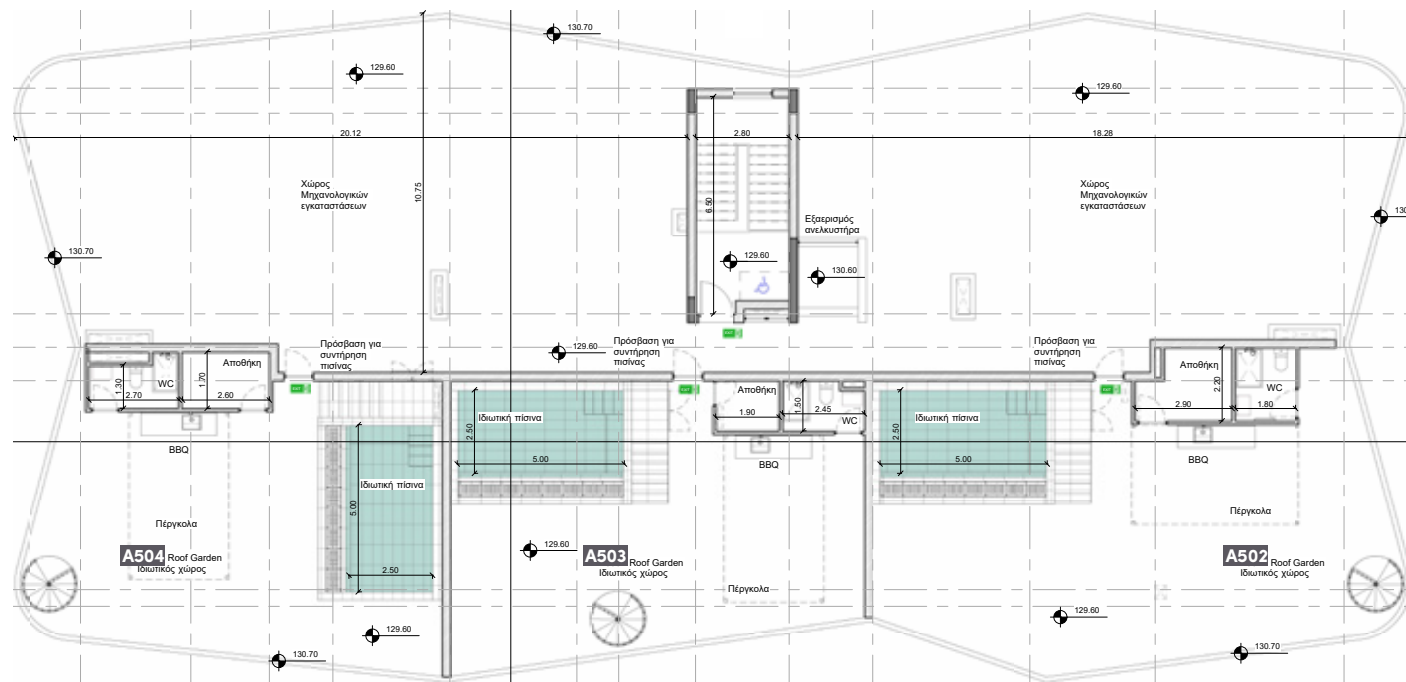
UNIT N°	TOTAL AREA M ²
A501	112.15
A502	270.40
A503	211.30
A504	215.15
A505	106.25
A506	64.45

block a

roof garden

block a

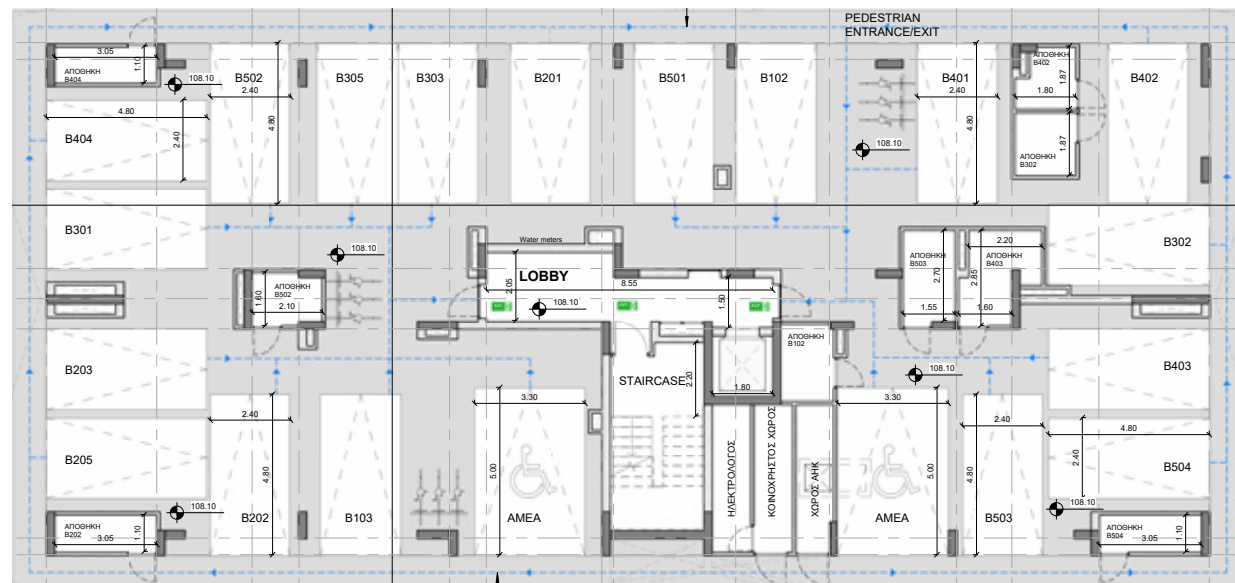
roof garden/ pergola



UNIT N°	TOTAL AREA M ²
A502	119.70
A503	92.00
A504	93.50

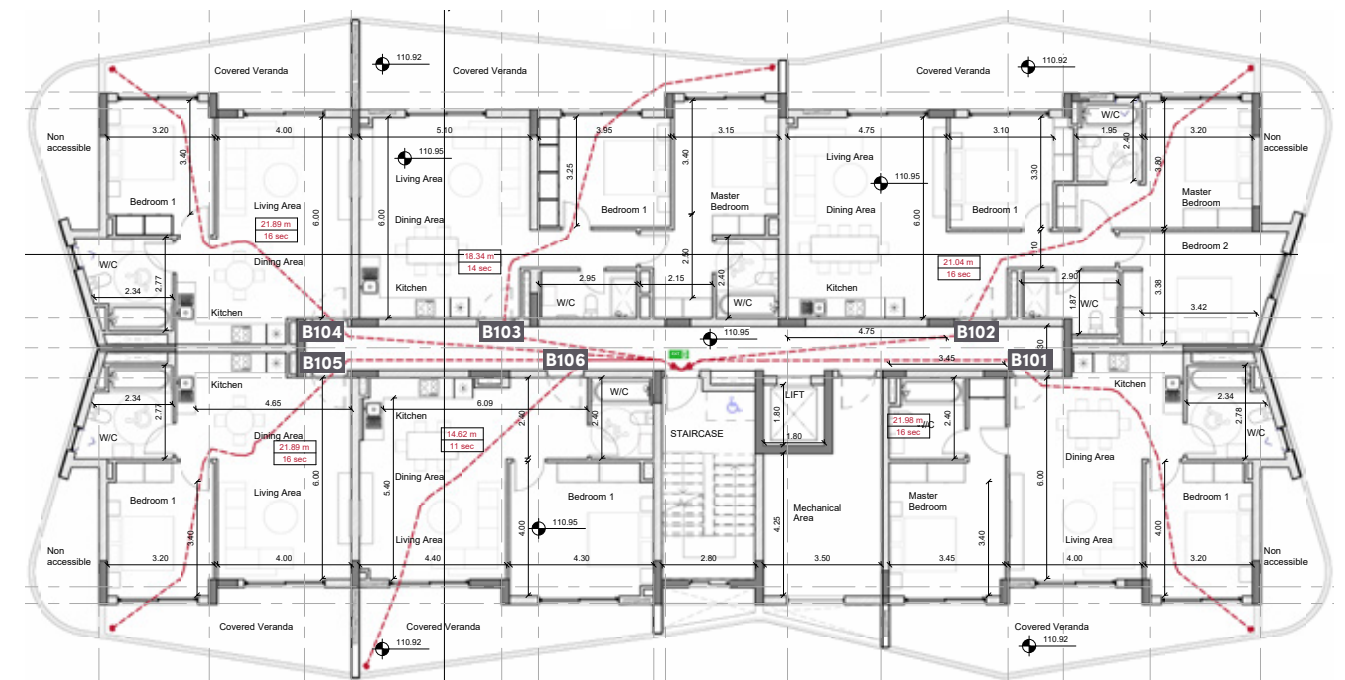
block b

ground floor



block b

floor 1

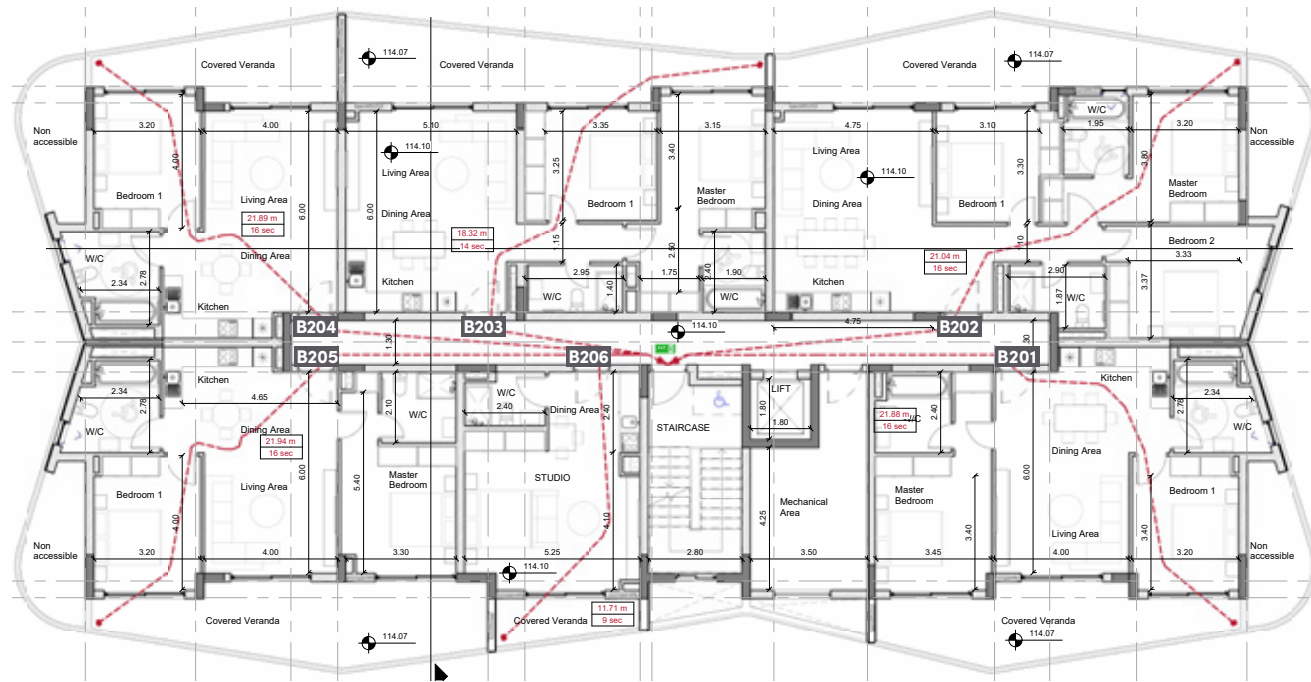


UNIT N°	TOTAL AREA M ²
B101	104.45
B102	133.10
B103	109.70
B104	72.30
B105	72.30
B106	78.95

*Floor plans show approximate measurements only. The exact layout and sizes may vary

block b

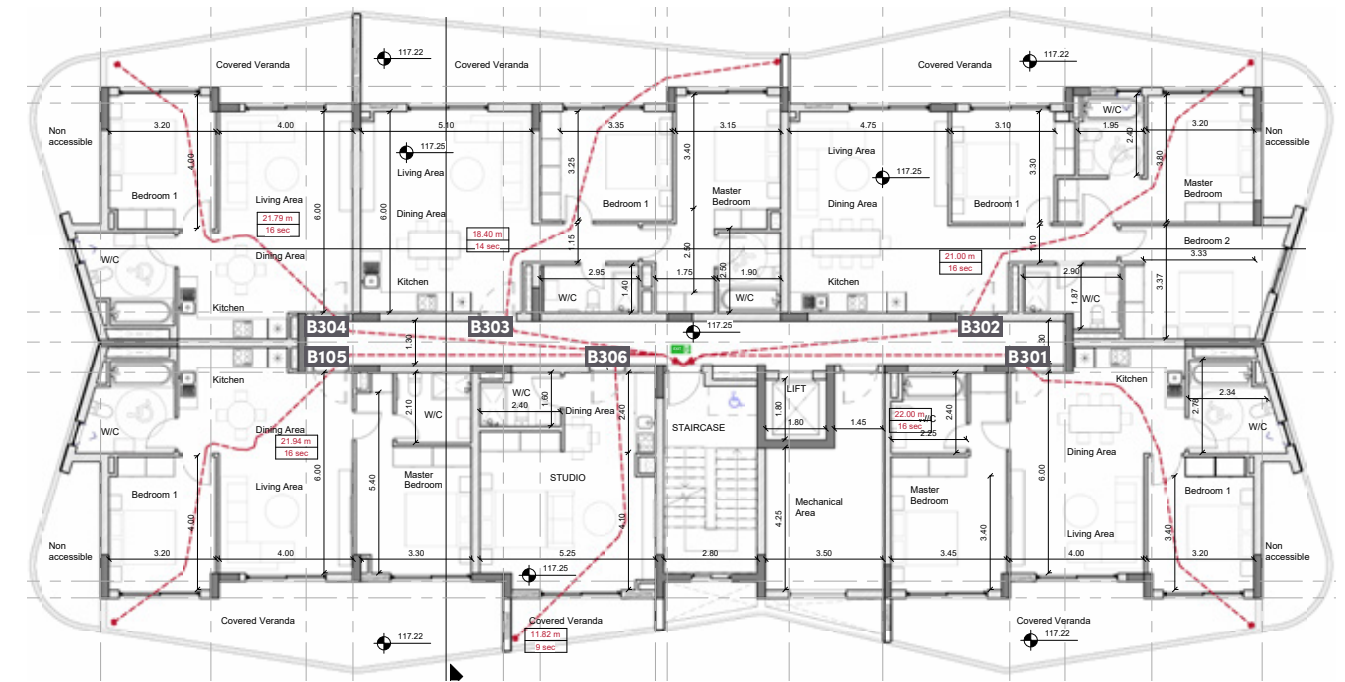
floor 2



UNIT N°	TOTAL AREA M ²
B201	104.45
B202	133.20
B203	109.70
B204	72.30
B205	106.40
B206	44.90

block b

floor 3

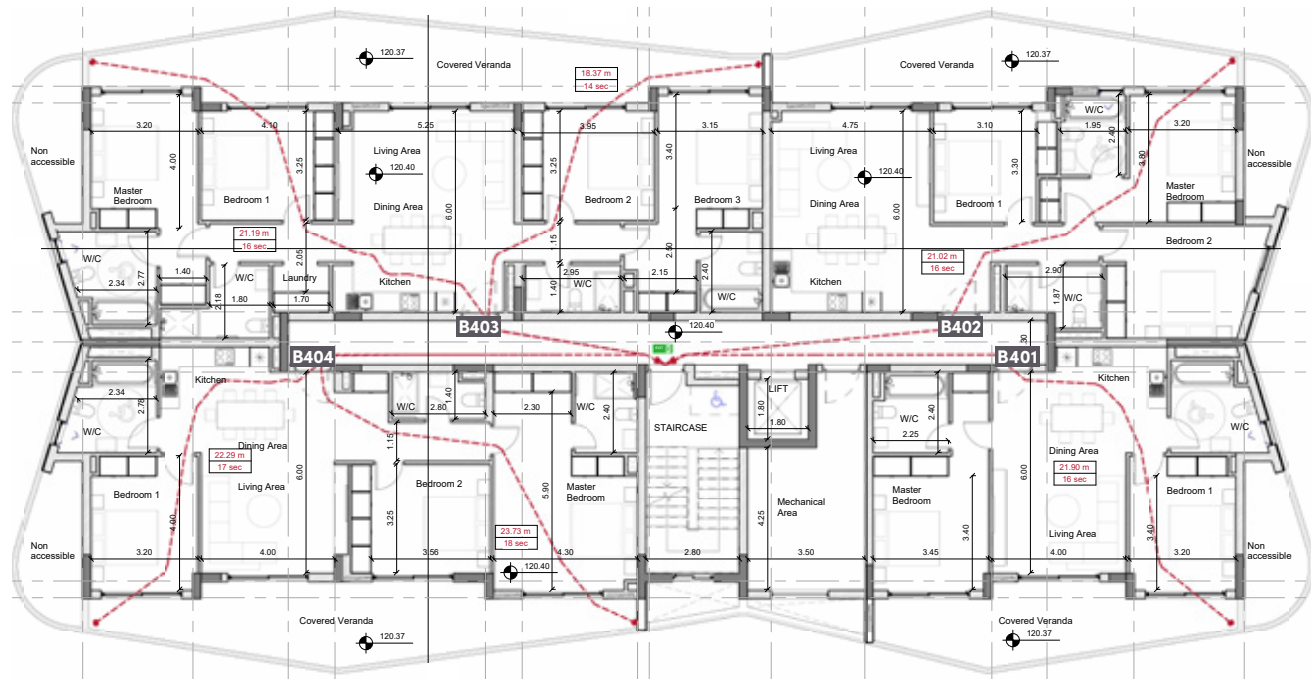


UNIT N°	TOTAL AREA M ²
B301	104.45
B302	132.80
B303	109.70
B304	72.30
B305	106.40
B306	44.90

*Floor plans show approximate measurements only. The exact layout and sizes may vary

block b

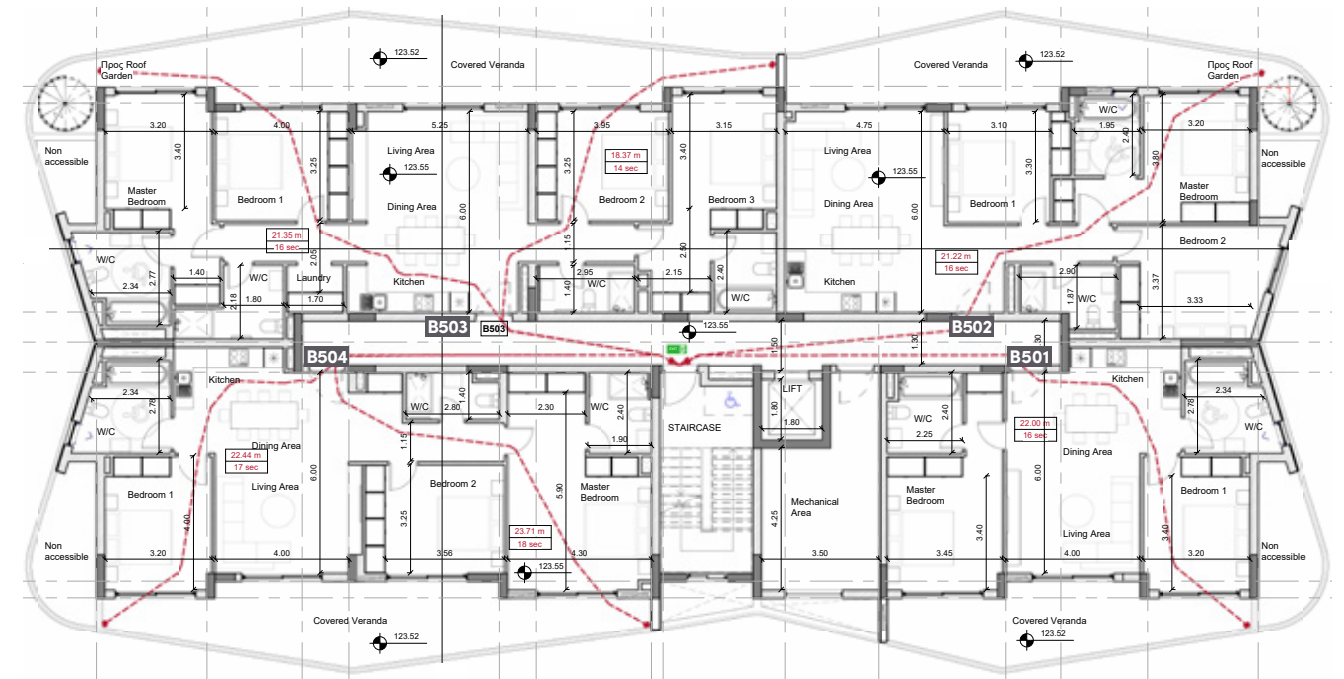
floor 4



UNIT N°	TOTAL AREA M ²
B401	104.45
B402	132.40
B403	188.70
B404	155.65

block b

floor 5



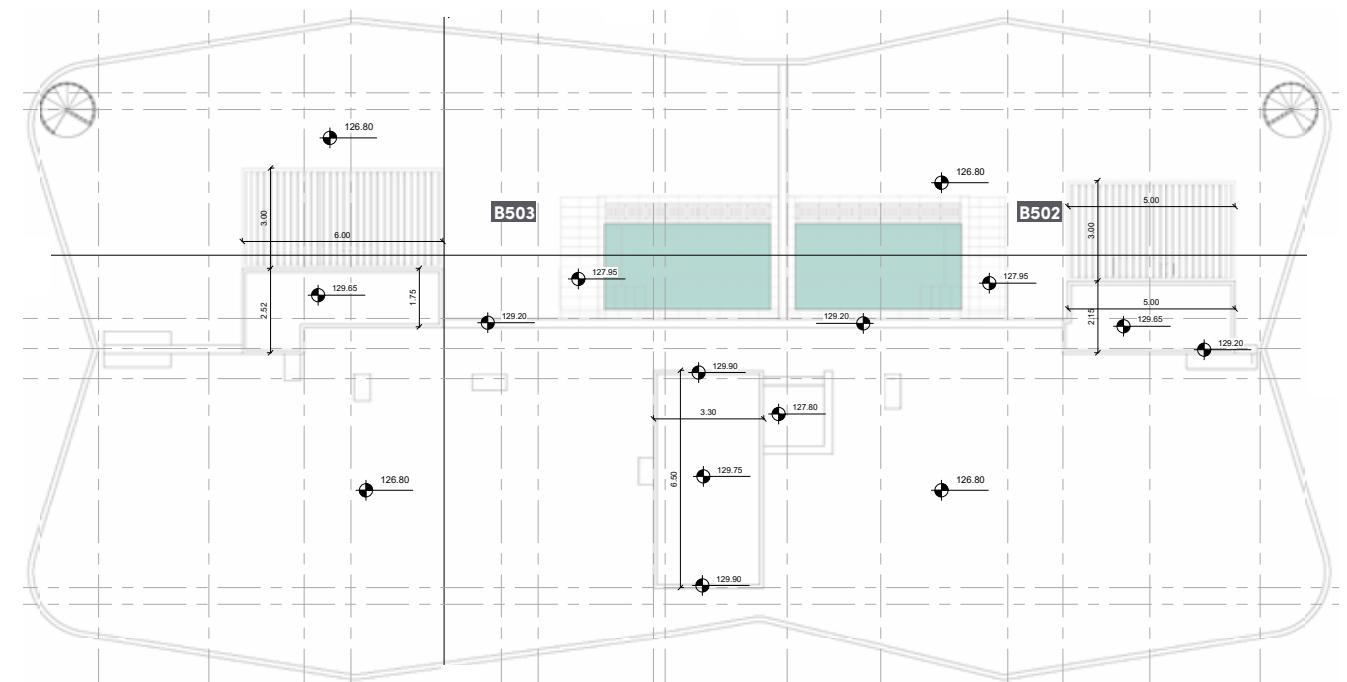
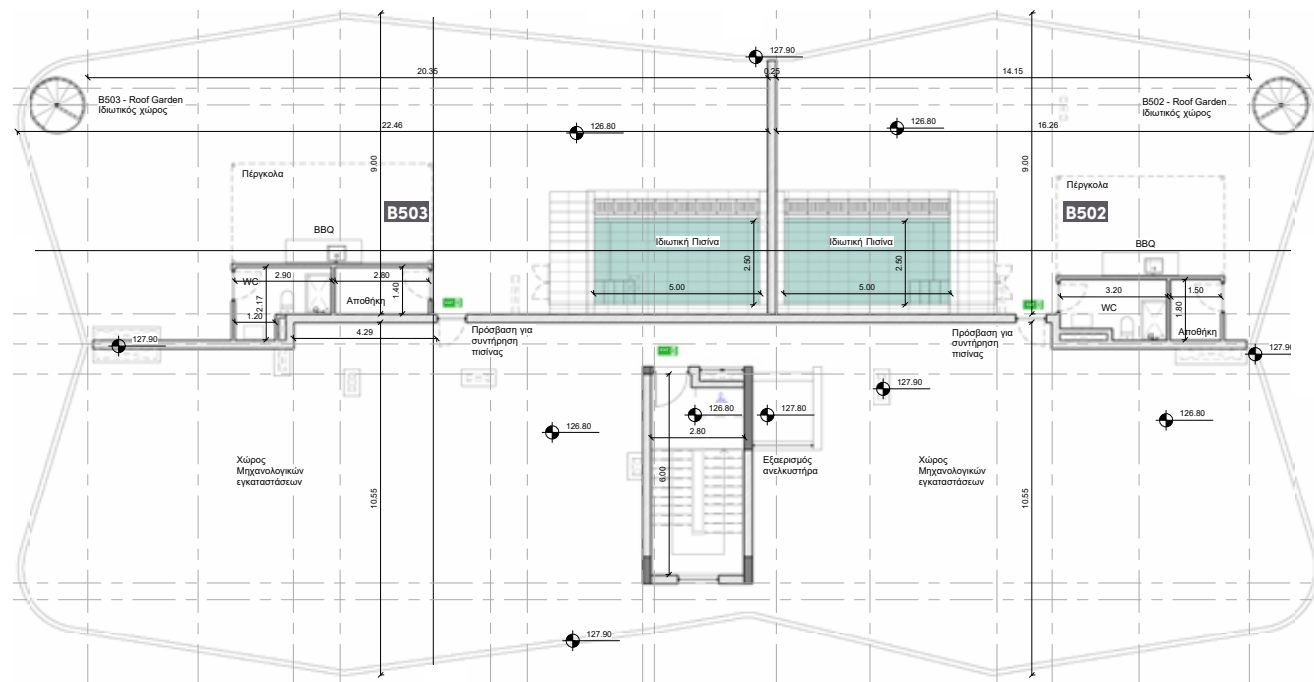
UNIT N°	TOTAL AREA M ²
B501	104.45
B502	266.60
B503	375.55
B504	155.85

block b

roof garden

block b

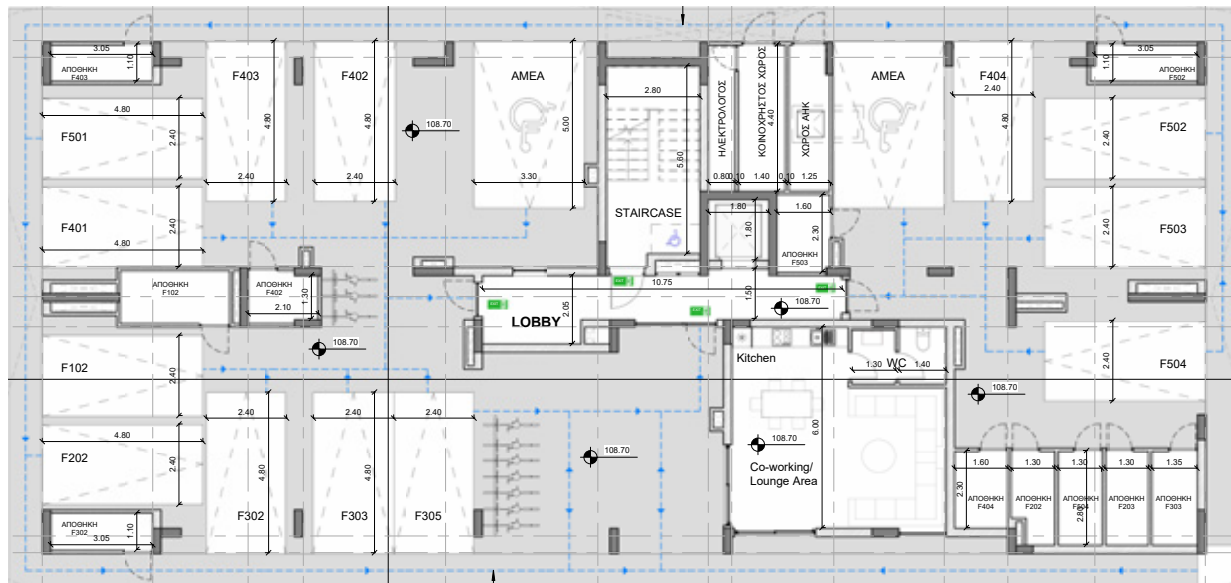
roof garden/ pergola



UNIT N°	TOTAL AREA M ²
B502	123.80
B503	173.40

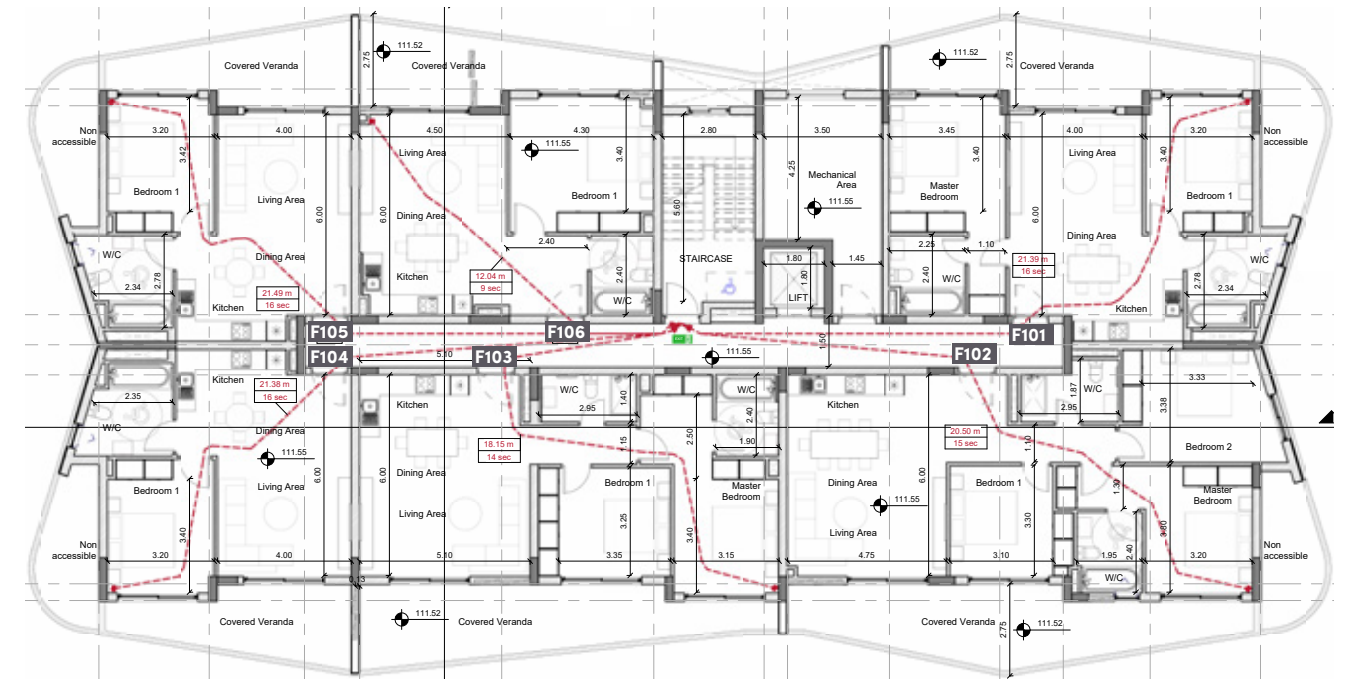
block f

ground floor



block f

floor 1

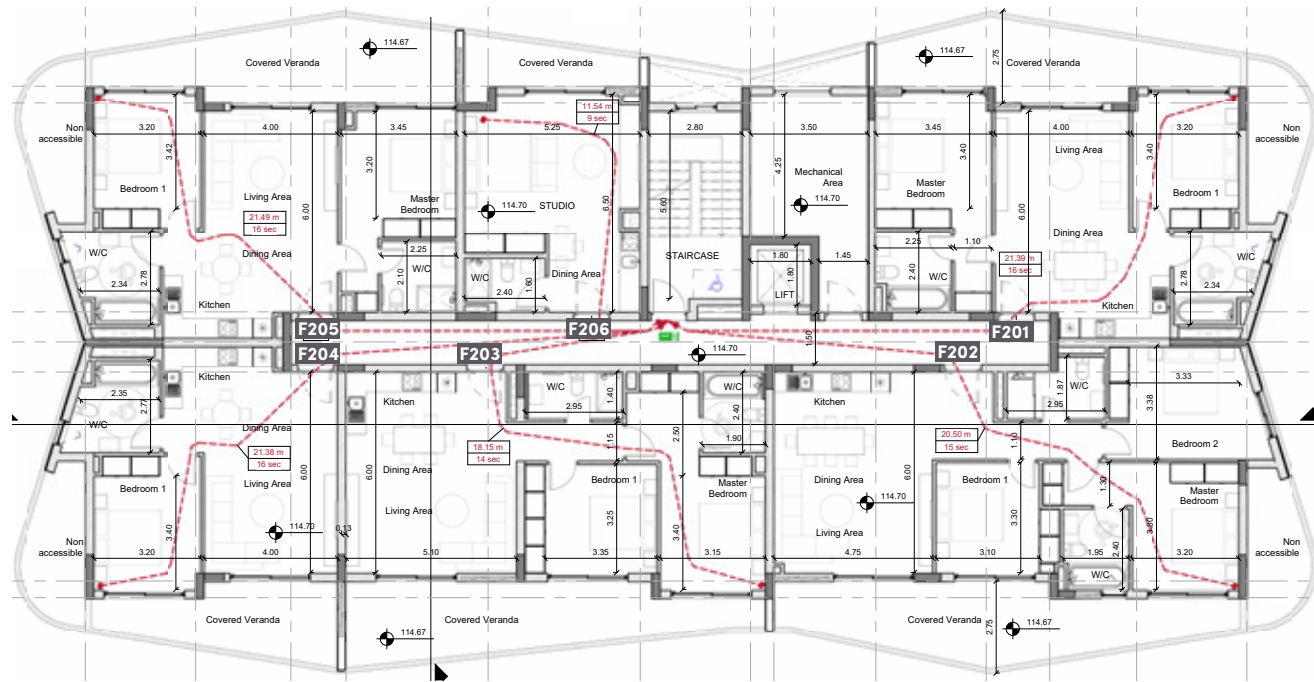


UNIT N°	TOTAL AREA M ²
F101	104.45
F102	135.10
F103	109.70
F104	72.30
F105	72.30
F106	78.95

*Floor plans show approximate measurements only. The exact layout and sizes may vary

block f

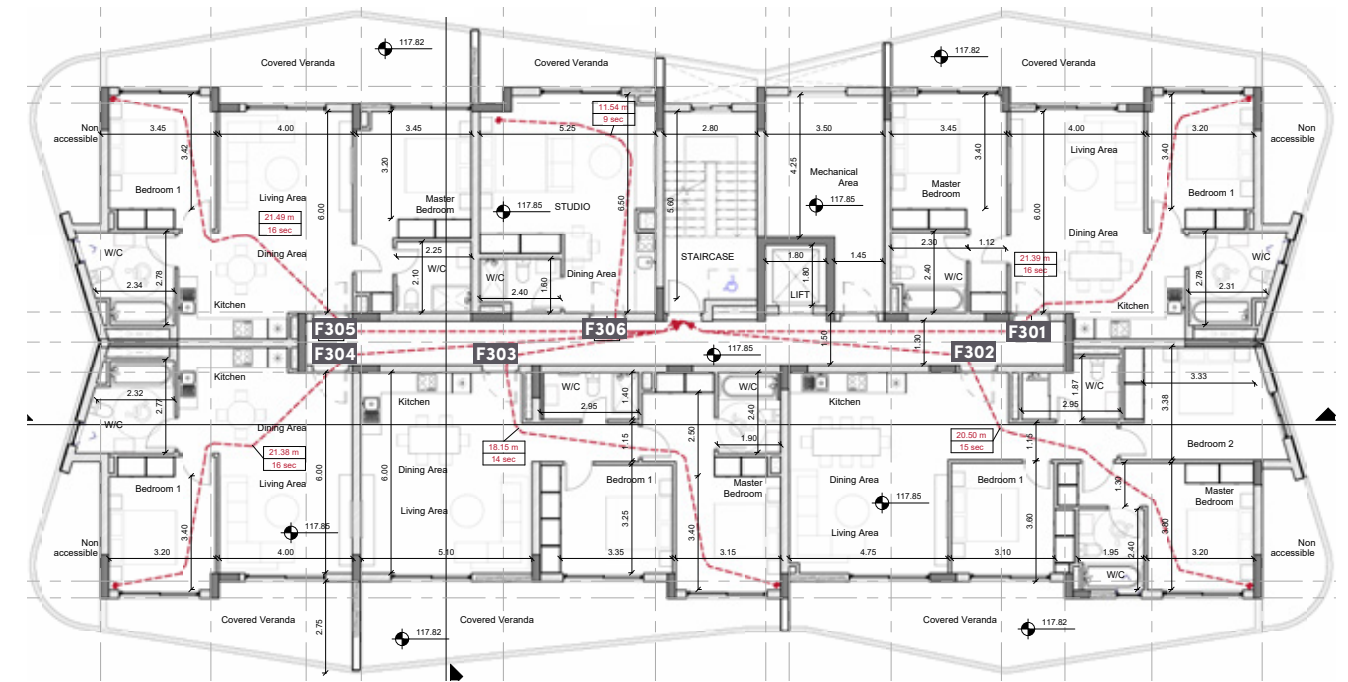
floor 2



UNIT N°	TOTAL AREA M ²
F201	104.45
F202	132.70
F203	114.10
F204	72.30
F205	106.40
F206	44.90

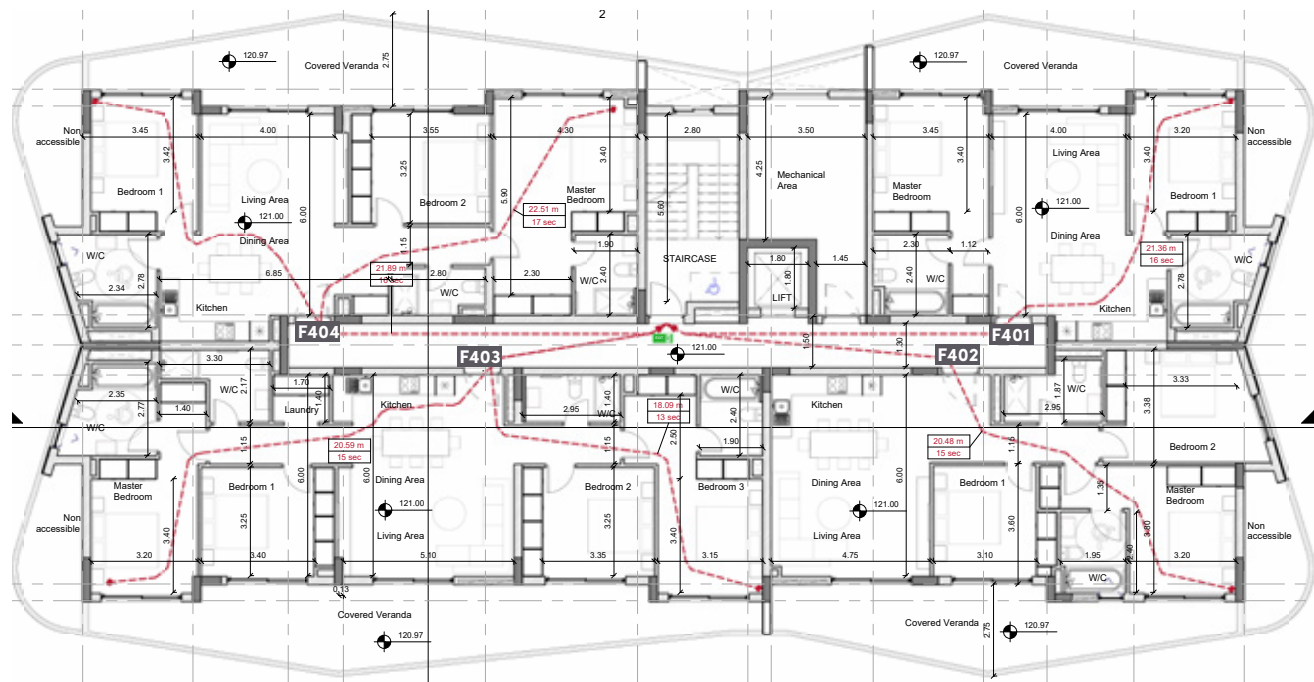
block f

floor 3

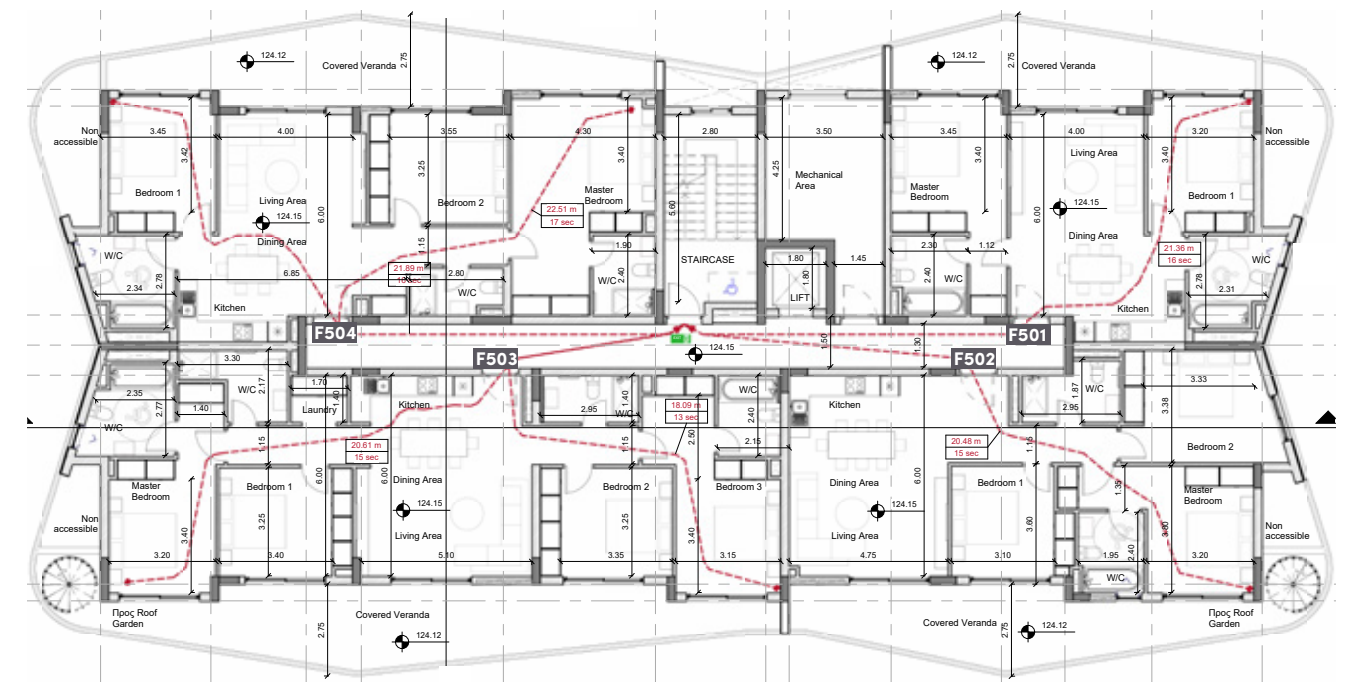


UNIT N°	TOTAL AREA M ²
F301	104.45
F302	133.40
F303	114.90
F304	72.30
F305	106.40
F306	44.90

*Floor plans show approximate measurements only. The exact layout and sizes may vary



UNIT N°	TOTAL AREA M ²
F401	104.45
F402	133.20
F403	186.60
F404	156.05



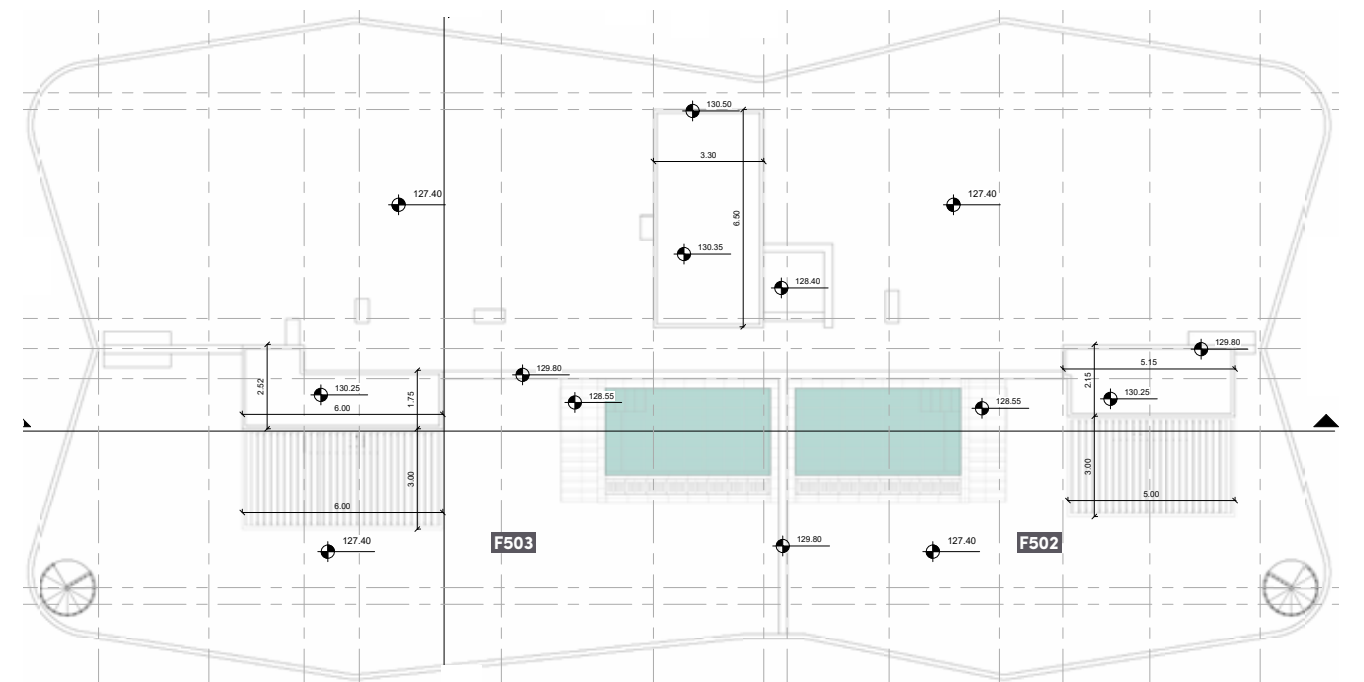
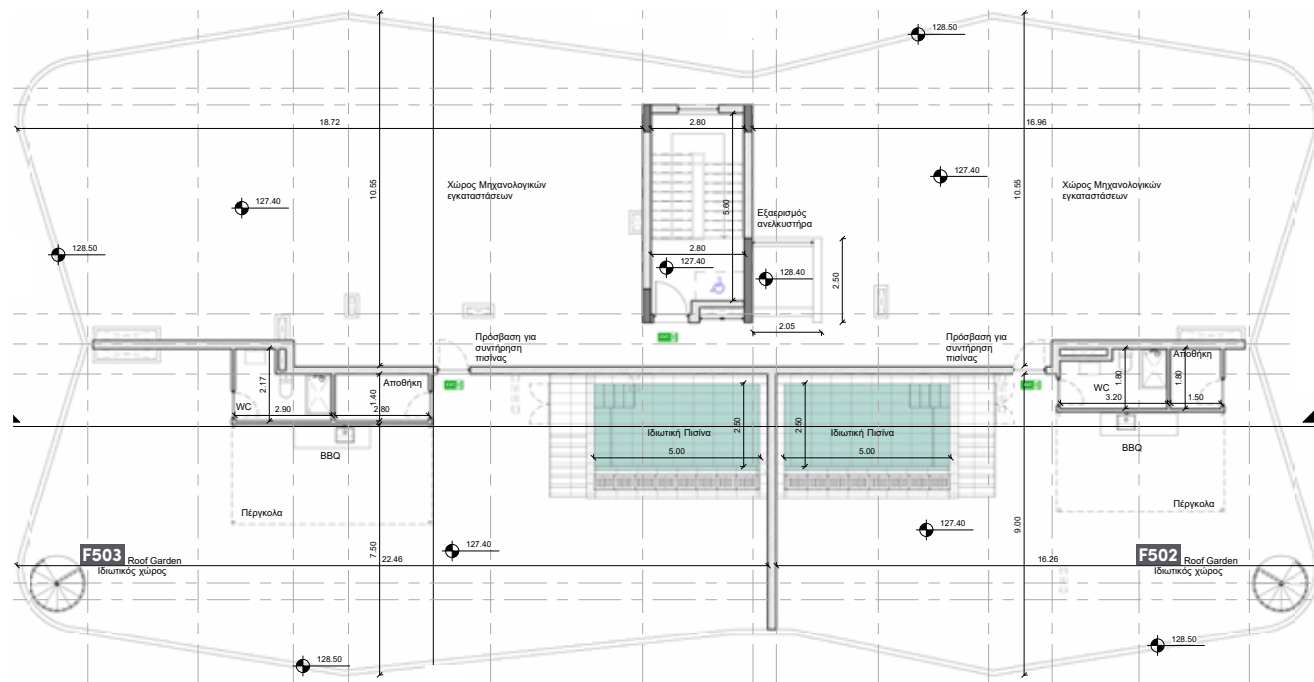
UNIT N°	TOTAL AREA M ²
F501	104.45
F502	266.80
F503	374.35
F504	155.65

block f

roof garden

block f

roof garden/ pergola



UNIT N°	TOTAL AREA M ²
F502	123.80
F503	173.40

*Floor plans show approximate measurements only. The exact layout and sizes may vary



• signature finishes

bbf: smart

Thoughtful design and attention to detail define :nest's interiors, balancing style with practicality:

- Parquet flooring in living rooms, kitchens, and bedrooms
- Ceramic tiles in bathrooms (walls & floors)
- Melamine-finished kitchen cabinets, wardrobes, and doors
- Provision for split-unit air conditioning in all areas
- Provision for underfloor heating
- Ceiling height: 2.80 m

Note: movable furniture, home appliances & interior items are extras.



•notes

A series of horizontal dotted lines for writing notes, spanning the width of the page.

bbf: Head office

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bbf:

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