

DASOUDI

APARTMENTS



TANGIBLE EXCELLENCE
AND STYLE

700 METERS
FROM SANDY
BEACH



DESCRIPTION

The luxury gated residential complex is located at the heart of Limassol's tourist area Germasogeia, with 700 meters proximity to the sea and the famous eucalyptus park Dassoudi.

The complex consists of only five luxury 2- and 3-bedroom apartments and one 2-bedroom luxury penthouse, delivered with high end taste. Residents will enjoy indoor amenities, such as common swimming pool and spacious parking. Parquet floors, marble floors and walls in bathrooms, expensive kitchen cabinets and wardrobes, provisions for central VRF air-conditioning and under floor heating are only part of the extensive list of features the units will have. The penthouse enjoy spacious roof garden with private pool and breathtaking city view.

MAJOR BENEFITS

- 700 METERS TO THE SANDY BEACH OF THE FAMOUS EUCALYPTUS PARK DASOUDI
- ONE OF THE MOST SOUGHT AFTER AREAS OF LIMASSOL
- OUTDOOR SWIMMING POOL AND COVERED PARKING
- TOP STANDARD FINISHES: PARQUET FLOORS, HIGH CEILINGS, MARBLE W/C'S, SECURITY ENTRANCE DOORS, THERMAL ALUMINUM WINDOW FRAMES, TOP STANDARD IN-BUILT FURNITURE AND SANITARY WARE
- WATER UNDERFLOOR HEATING AND VRF AIR CONDITIONING AS STANDARD
- PENTHOUSE ENJOYING PRIVATE ROOF TERRACE WITH POOL



INTRODUCTION

Limassol is the second largest urban area in Cyprus, located on the southern coast, with an urban population of 160,000 — 176,700. Limassol was built between two ancient cities — Amathus and Kourion — and during Byzantine rule it was known as Neapolis (new town). Limassol's historical centre is located around its medieval Limassol Castle and the Old Port. Today the city spreads along the Mediterranean coast and has extended much farther than the castle and port, with its suburbs stretching long the coast to Amathus.

The history of Limassol is largely associated with the Third Crusade of Richard the Lionheart, who arrived in Limassol in 1191 on his way to the Holy Land. He arrested the renegade Byzantine Greek governor of Cyprus Limassol, Isaac Komnenos, taking over the entire island, and bringing the long Byzantine dominion of Cyprus to an end. Richard also celebrated his marriage with Berengaria who had received the crown as queen of England in Limassol. Richard destroyed Amathus and the inhabitants were transferred to Limassol.

Limassol has a Subtropical-Mediterranean climate with warm to hot and dry summers and very mild winters, which are separated by short springs and autumns which are generally warm and pleasant.

LIMASSOL COMBINES THE FAST PACE
OF A CITY AND THE COMFORT OF A FIRST-
CLASS MEDITERRANEAN RESORT



LOCATION

The project is nestled in a carefully selected, quiet, and safe neighborhood of the prestigious Potamos Germasogeia area of Limassol, just 700 meters away from the idyllic sandy beaches of the Dasoudi Park area and Limassol's best leisure places as well as banks, pharmacies, and multiple food stores.

Located in Germasogeia — the heart of the Limassol tourist area, Dasoudi Beach is town's most popular coastal strip, which provides everything for the perfect day out. It has golden sands, clean and calm seawaters and eucalyptus park. All beaches are fully equipped with the necessary essential requirements and comforts to make your day out more enjoyable. Facilities on the beach include diving centre, beach volleyball court, children's playground, bicycle station and even an Olympic size swimming pool. From enticing water sports to pleasurable fun and games, Limassol is the place to be.





LUXURY FINISHES:
PARQUET FLOORS,
MARBLE W/C'S, HIGH
CEILINGS,
SECURITY ENTRANCE
DOORS, THERMAL
ALUMINUM
WINDOW FRAMES, TOP
STANDARD IN-BUILT
FURNITURE AND
SANITARY WARE



THE DEVELOPMENT
CONSISTS OF
ONLY FIVE 2- AND
3- BEDROOM
APARTMENTS AND
ONE 2-BEDROOM
LUXURY
PENTHOUSE



CHOICE OF PROPERTIES

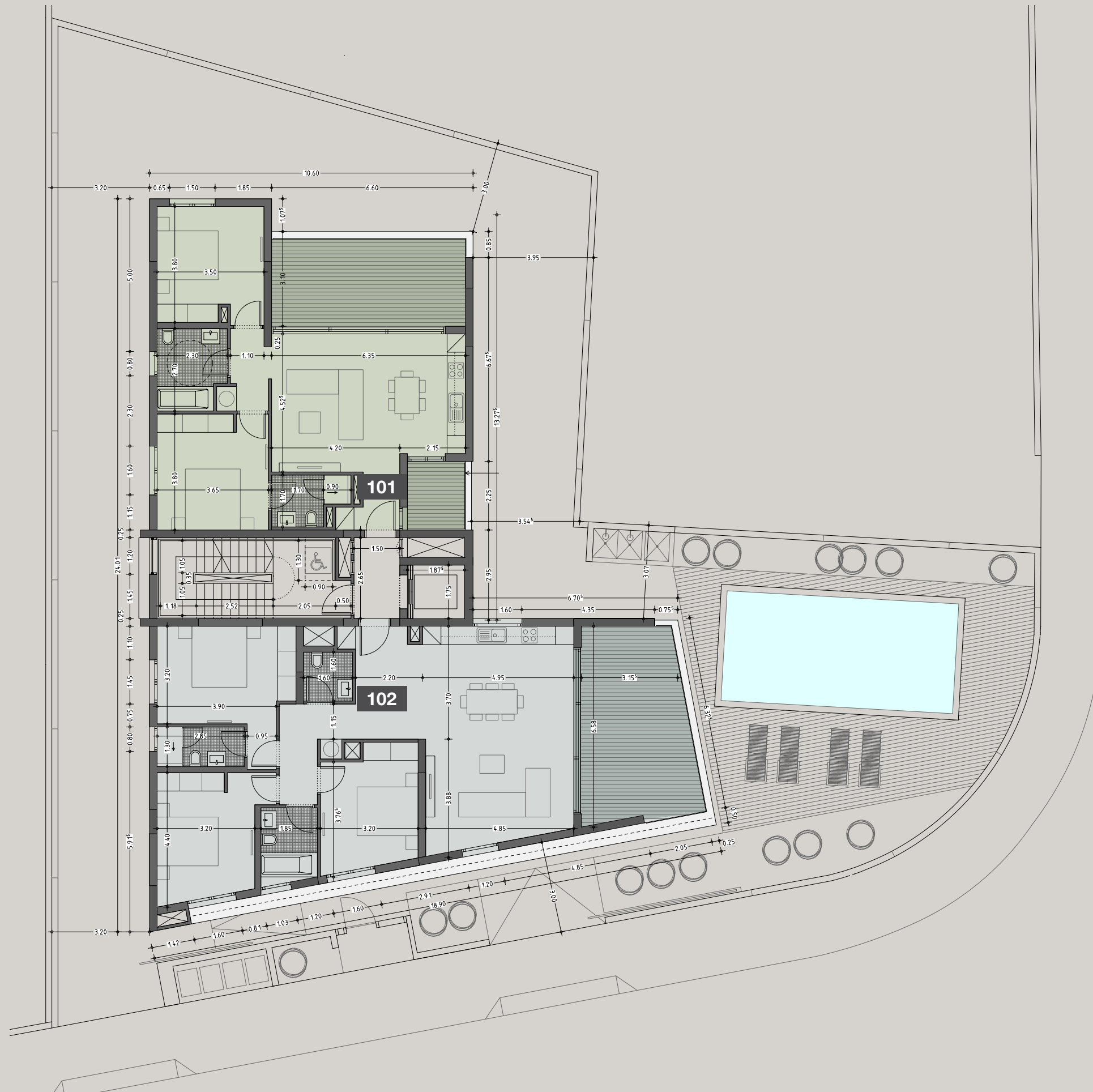
Floor	Unit No.	Property type	Bedrooms	Bathrooms	Parking spaces	Indoor area sq.m.	Covered veranda sq.m.	Sellable auxiliary area sq.m.	Roof terrace sq.m.	Storage sq.m.	Common area per unit sq.m.	Total area sq.m.
1st	101	Apartment	2	2	1	84.73	25.73			2.91	20.13	133.50
1st	102	Apartment	3	3	1	118.47	23.47			3.63	25.86	171.43
2nd	201	Apartment	2	2	1	84.73	25.73			3.16	20.13	133.75
2nd	202	Apartment	3	3	1	118.47	23.47			2.43	25.86	170.23
3rd	301	Apartment	2	2	1	84.73	25.73			2.16	20.13	132.75
3rd	302	Penthouse	2	3	1	118.47	23.47	40.85	93.78	4.33	33.31	314.21

NOTE: the areas stated above may slightly differ upon issuance of relevant authority permits



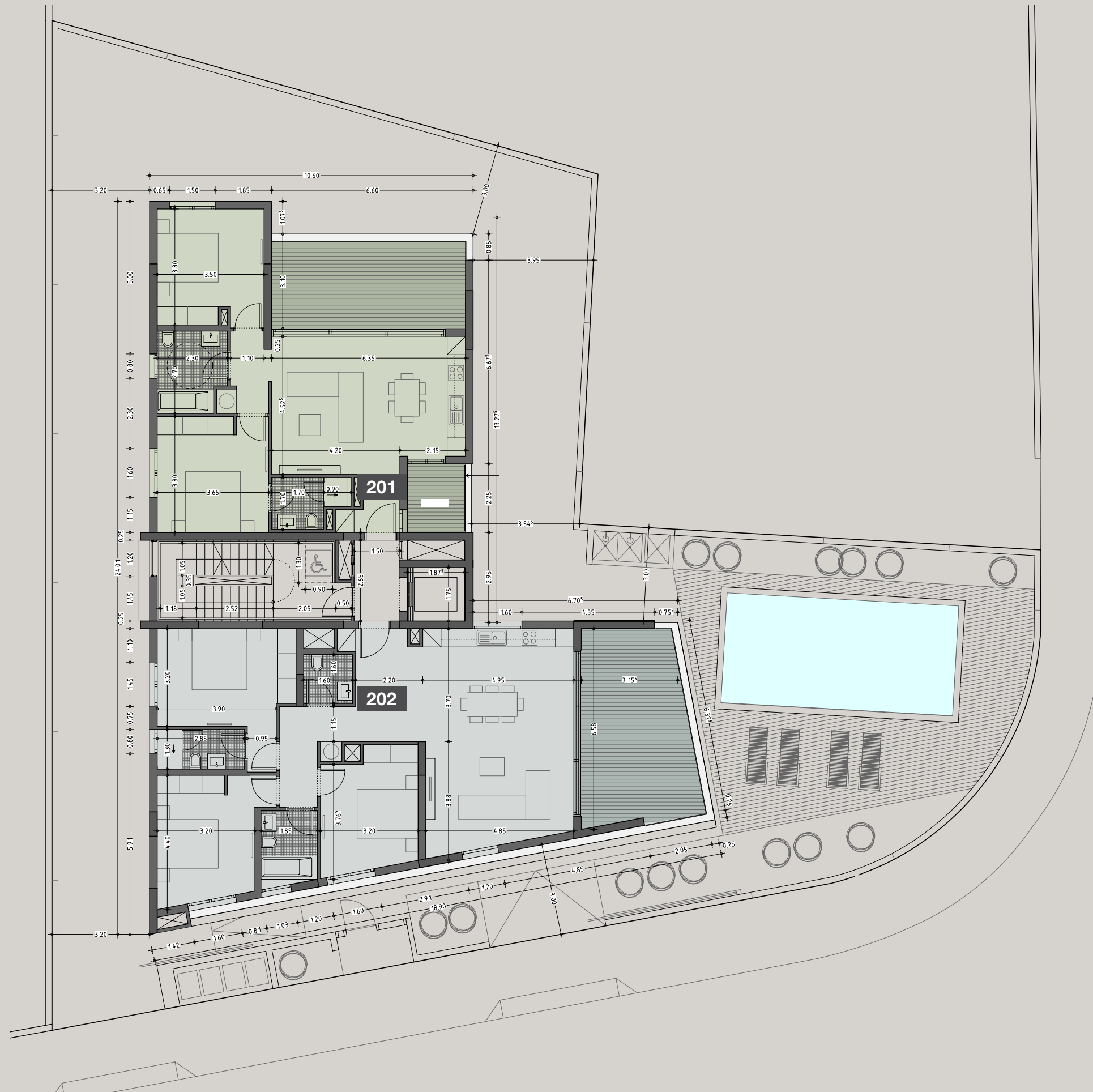
101 – 2 bedrooms

102 – 3 bedrooms



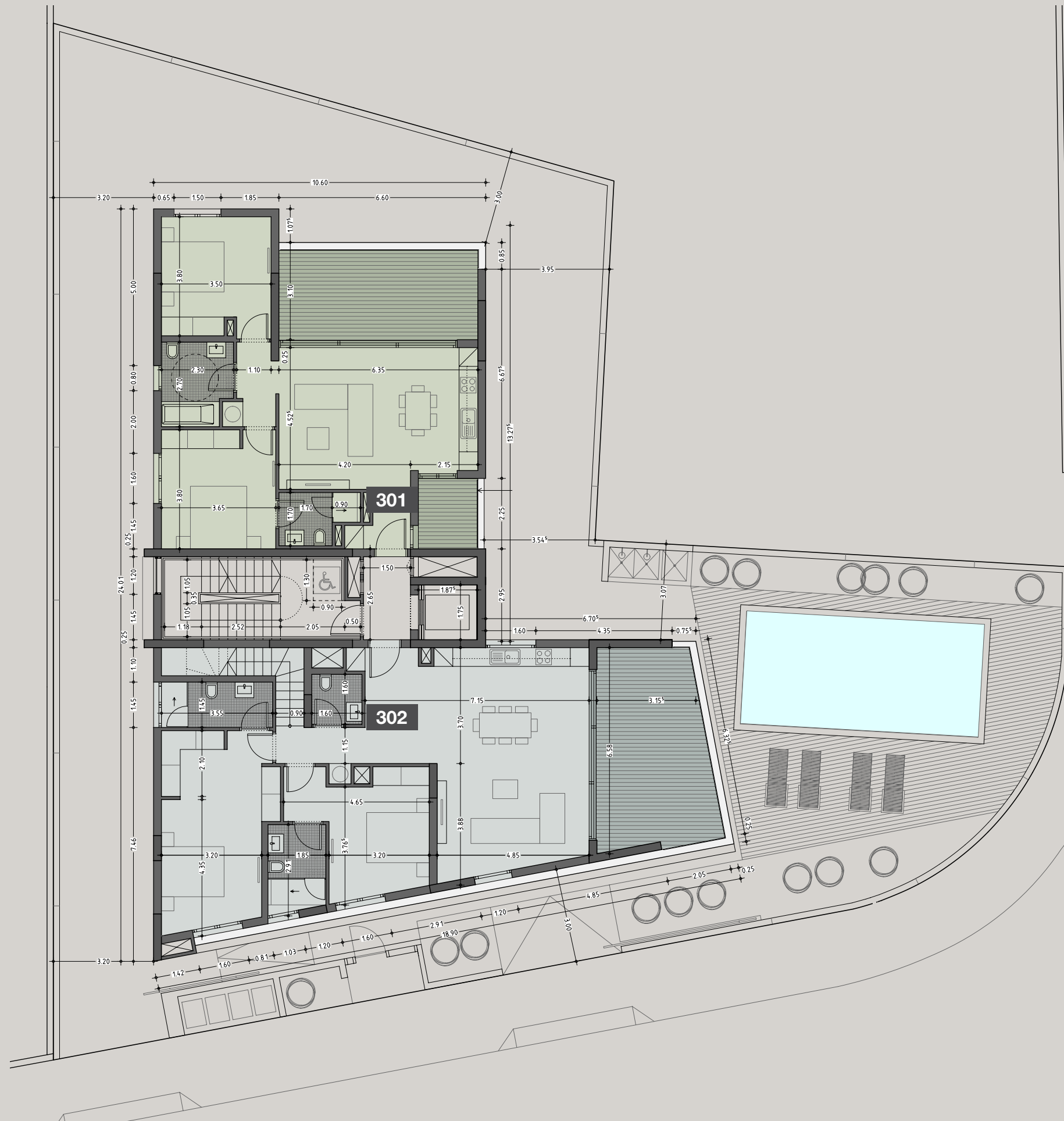
201 – 2 bedrooms

202 – 3 bedrooms

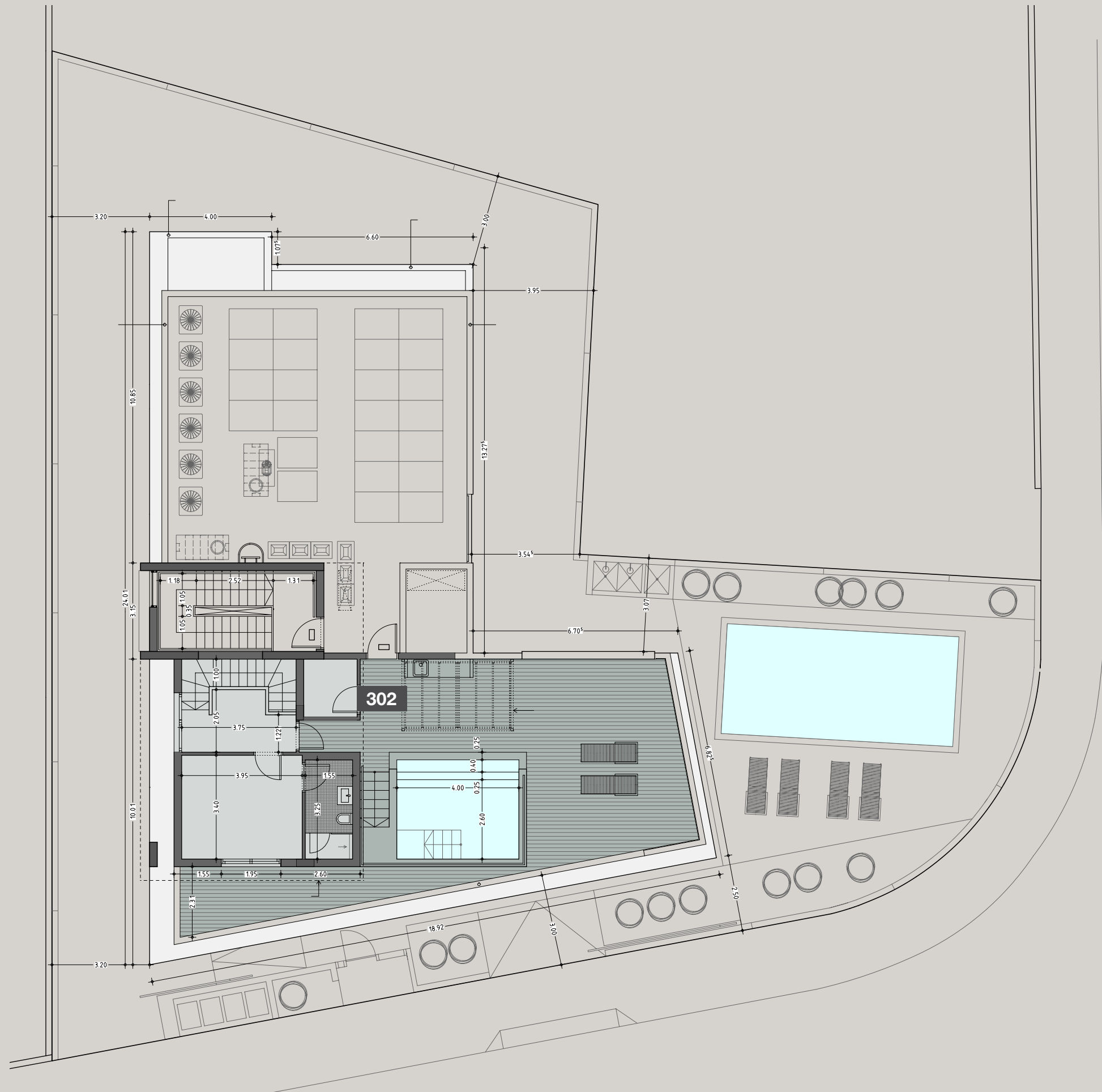


301 - 2 bedrooms

302 - 2 bedrooms



302 - roof terrace with pool and auxiliary area



SIGNATURE FINISHES

ELEGANCE PACKAGE

EVERY PROPERTY IS DELIVERED WITH THE SIGNATURE TOP STANDARD FINISHES:

- | Fully completed finishings
- | Semisolid parquet floors in each room
- | Marble floor and walls in the toilets and bathrooms
- | High ceilings (3.15 m)
- | Security and fireproof entrance doors
- | Intercom system
- | Water heated floors
- | Central VRF conditioning
- | Highstandard sanitary ware from European brands
- | Thermal aluminum window frames with double glazing
- | Highstandard kitchen cabinets
- | High standard wardrobes from European brands
- | Soft closers for kitchen units
- | Penthouse enjoy private roof terrace with pool

NOTE: movable furniture, home appliances & interior items are extras



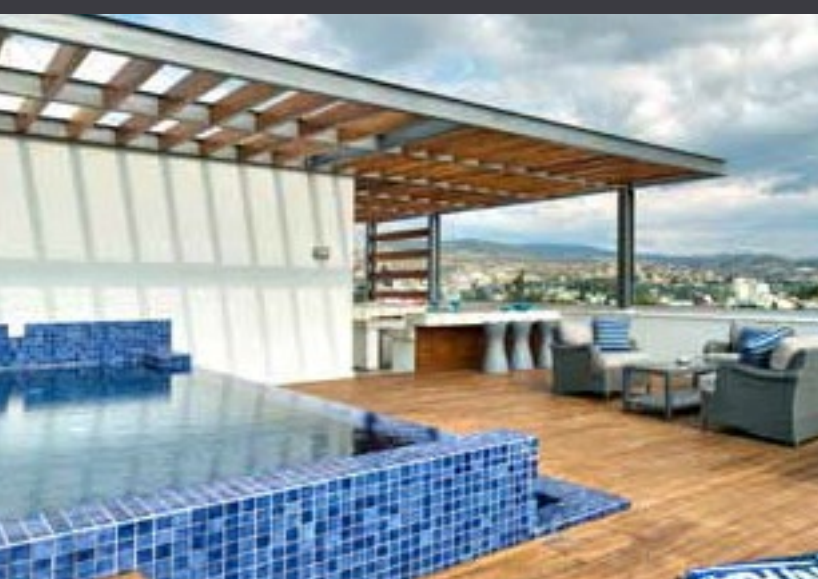
SIGNATURE PENTHOUSES

WE HAVE REIMAGINED THE IDEA OF WHAT A PENTHOUSE SHOULD BE. THE SIGNATURE PENTHOUSES ARE FEATURED ALMOST IN ALL APARTMENT DEVELOPMENTS AND REPRESENT THE BEST CHOICE FOR A DEMANDING AND SOPHISTICATED CUSTOMER WHO EXPECTS THE BEST OF COMFORT, STYLE AND PRIVACY.

The signature penthouses:

- | Sizable roof space
- | Decking floors
- | Mosaic tiled swimming pool with jacuzzi
- | Barbecue

NOTE: movable furniture, home appliances & interior items are extras



PERMANENT RESIDENCE PERMIT

UNIQUE CYPRUS PERMANENT RESIDENCY FOR PROPERTY BUYERS

Life-long validity

For all family members inc. children and parents

Possibility to own a business in Cyprus

The Cyprus Permanent Residence Program (PRP) grants the right to travel within the EU with less elaborate visa requirements and may be the first step towards a successful application for the Cyprus Investment Programme. We offer an "A to Z" service for non-EU citizens seeking residency in Cyprus by means of buying a property.

To be granted a life-long (permanent) residence permit in Cyprus, the applicant needs to purchase a new residential property or two new properties from the same property development company at a total price of 300 000 Euros excluding VAT. At the time of submission of the application, 200 000 Euros (excluding VAT) must be transferred in settlements of the property and the contract of sale must be registered at the Lands Office. The issuance of the Permanent Residence Permit takes approximately 2 months from the day of submission of all relevant documentation and covers all family members, including financial dependent children under 25 years old. A Cyprus Permanent Residence Permit allows the holder to stay in Cyprus all year round.





