



HARMONY
SUITES

LIMASSOL - CYPRUS



urban living on a higher level

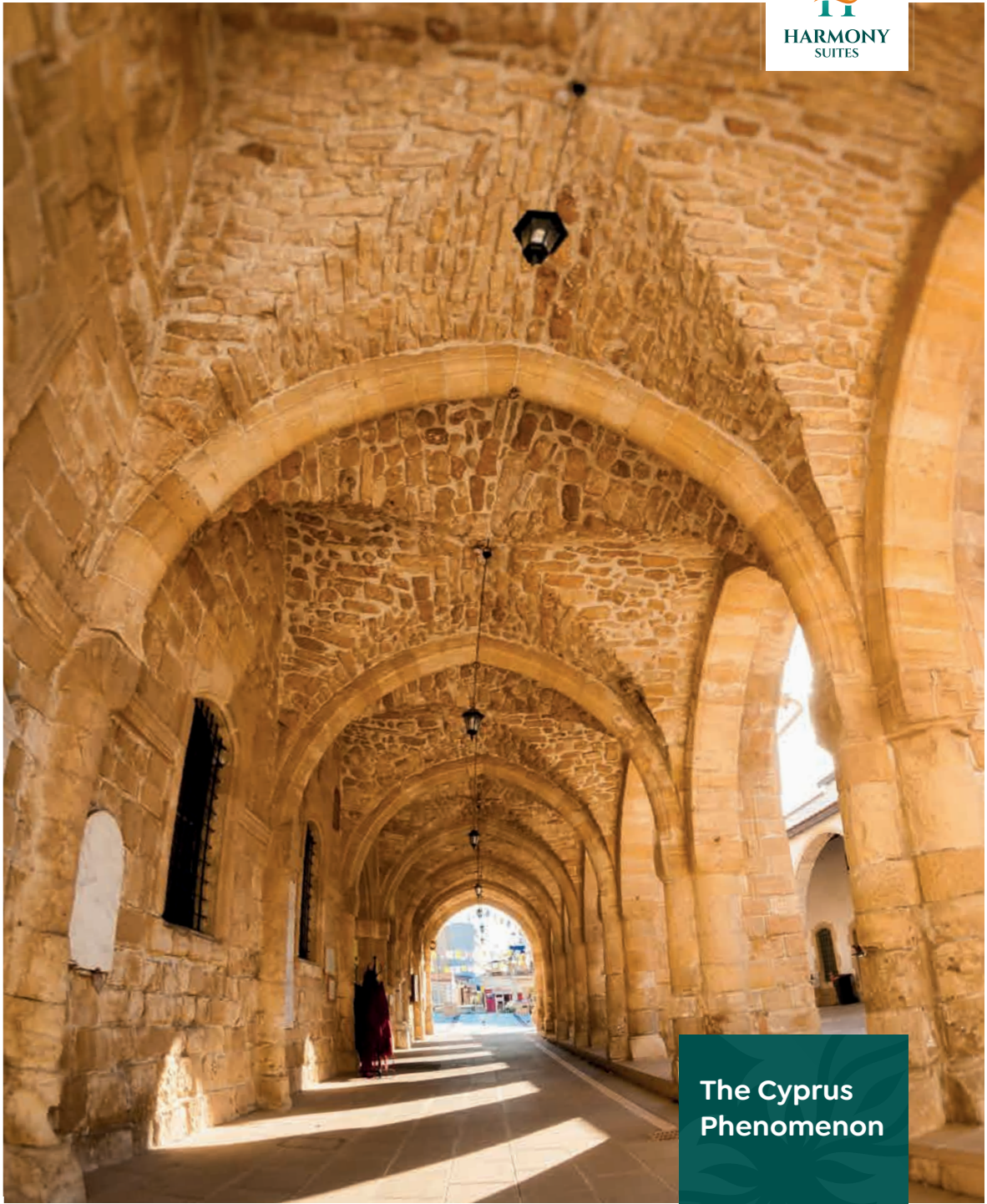
The Cyprus Phenomenon

Look for the island of Cyprus on the world map, and you'll find it in the eastern Mediterranean Sea: a small country still unknown to many beyond Europe and the Middle East. And yet, once discovered, this is a destination that touches the heart; a place where you will discover the true meaning of wellbeing.

Perhaps it's the moderate Mediterranean climate and the warmth of the people, or the landscape that changes with the seasons and the history that has left traces across the island. By combining all these features with the freedom, rights and opportunities linked to its status as a member of the European Union, Cyprus is associated with a truly unique, safe and comfortable lifestyle.

That's why this island, small as it may be, attracts well-travelled and worldly citizens from East and West, who choose to make Cyprus their second home.





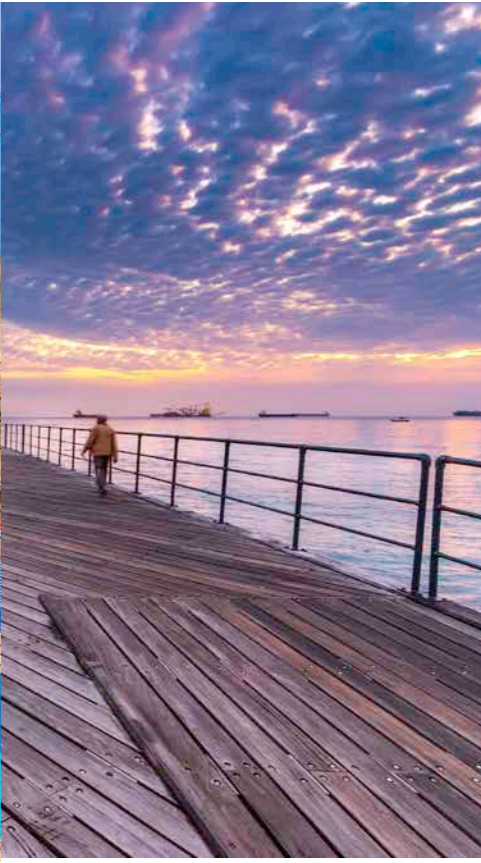
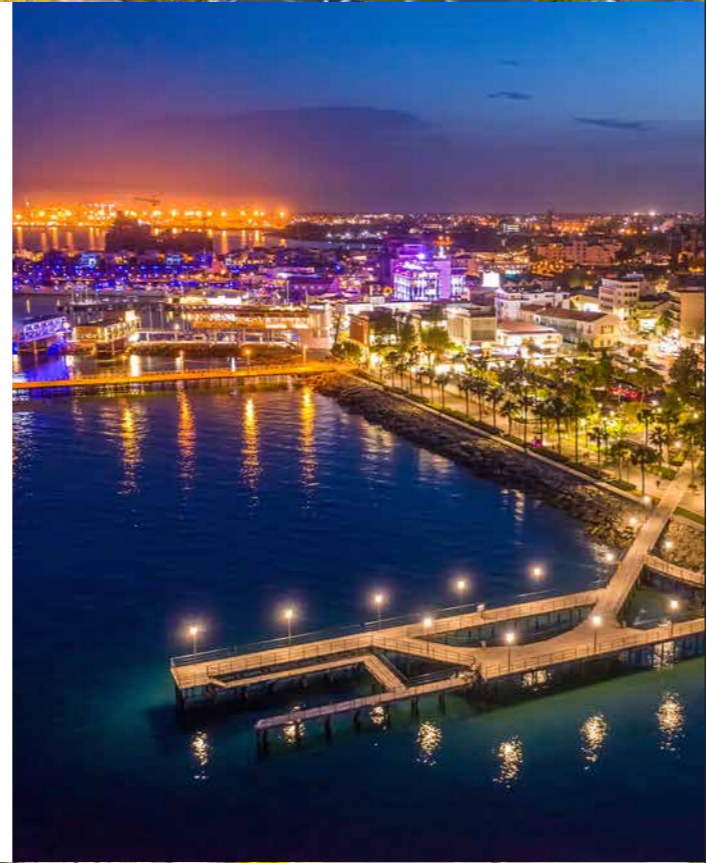
The Cyprus Phenomenon

Love Limassol

Visit Limassol, and the first thing you will notice – apart from the extended coastline – is its mixed and multicultural population. Different languages fill the air. Ethnic and speciality restaurants line the streets. Supermarkets stock foodstuffs from around the world. Department stores and boutiques offer you all your favourite brands and exclusive designer collections.

As the shipping and commercial capital of Cyprus located between the island's two airports, Limassol hosts an international business community and supports it with all the professional services required for multinational cross-border business activities.

At the same time, it is known as the party town of the island and an exciting holiday resort. With a string of 5-star resort hotels, a superyacht marina, and the largest casino resort in Europe currently taking shape just outside the town centre, Limassol is in a class of its own.



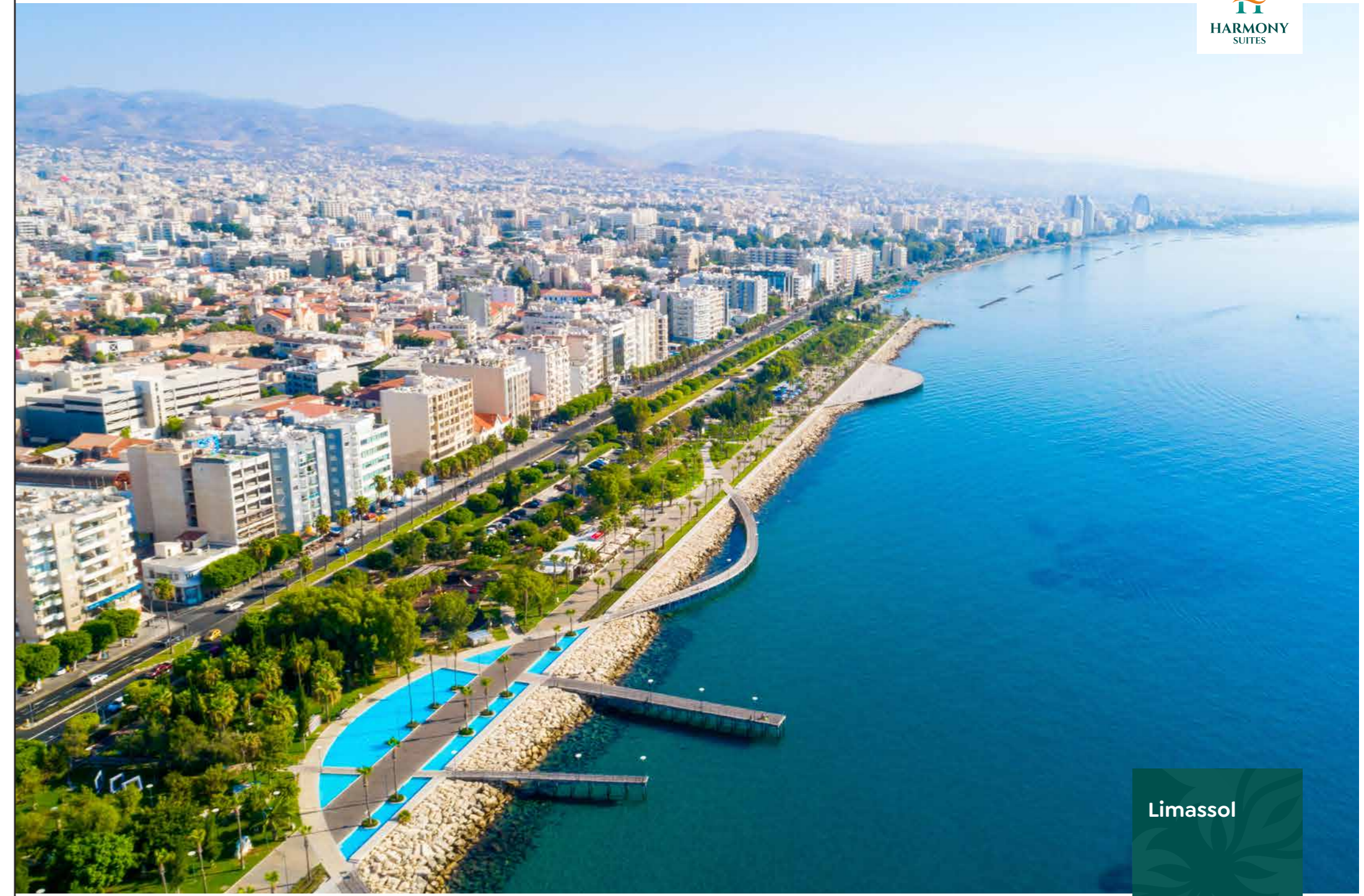
**CITY OF DREAMS
MEDITERRANEAN**

The first integrated casino resort in Cyprus, and the largest one of its kind in Europe, is expected to open its doors in 2021.



LIMASSOL MARINA

This is the first marina in Cyprus that can accommodate super-yachts and has put Cyprus on the international yachting map.





Urban Living

Having discovered the diversity of Cyprus and the lifestyle of Limassol, many expatriates have taken the next step and have acquired a home in this cosmopolitan city. For buyers who are seeking a base in Limassol that combines prime location with superior quality and interior comfort, a two-bedroom apartment at Harmony Suites is the answer.

Located in a residential area that is minutes away from the city centre, the beach, the casino and the mall, and with immediate access to the highway network, this modern four-storey building hands you a key to all the best of Limassol.

Not only does the city itself have so much to offer for business and pleasure, but it is also a good base that is linked to all the other coastal resorts and the inland capital, Nicosia. And for a day of relaxation and inspiration, a scenic country road leads you to the mountains where you can explore picturesque villages, UNESCO listed churches and hidden monasteries.









Home of Harmony

Harmony Suites is a four-storey building housing only 10 two-bedroom apartments. Buyers have a choice of layouts in different orientations, including a penthouse and a duplex, both with their spacious private roof terrace and jacuzzi with a beautiful sea view.

Inside, all suites are dedicated to comfort and quality, as fixtures and finishes combine functionality with aesthetics. These are homes designed for contemporary urban living, whether on a permanent basis or for regular holidays.

Upon request, the apartments can be delivered fully furnished and with all kitchen appliances, waiting for you to move in.



**Floor Plans
&
Dimensions**

OVERVIEW

- 4-storey building
 - Only 10 apartments, including one duplex and one penthouse
 - 2 Bedrooms, 2 bathrooms (one ensuite)
 - Spacious open-plan kitchen, living room and dining area
 - Large verandas
 - Private car park
 - Private storage room on the ground floor
 - Penthouse and duplex with roof terrace and jacuzzi
- Built-in wardrobes
 - Fitted kitchen
 - Quality ceramic floor tiles
 - Laminate floors in bedrooms
 - European sanitary ware
 - Double glazed windows and veranda doors
 - Fully installed air-conditioning and heating
 - Water pressure system
 - Solar heating system for hot water
 - Main entrance with intercom system

SPECIAL FEATURES

IN DETAIL

FIRST FLOOR

Apartment 101

Total area: 78m²
Covered veranda: 18m²
Covered parking area: 12m²
Storage room: 3m²

Apartment 102

Total area: 81m²
Covered veranda: 17m²
Covered parking area: 12m²
Storage room: 3m²

Apartment 103

Total area: 77m²
Covered veranda: 16m²
Covered parking area: 15m²
Storage room: 3m²

SECOND FLOOR

Apartment 201

Total area: 78m²
Covered veranda: 18m²
Covered parking area: 10m²
Storage room: 3m²

Apartment 202

Total area: 81m²
Covered veranda: 17m²
Covered parking area: 10m²
Storage room: 3m²

Apartment 203

Total area: 77m²
Covered veranda: 16m²
Covered parking area: 15m²
Storage room: 3m²

THIRD FLOOR

Apartment 301

Total area: 77m²
Covered veranda: 8m²
Covered parking area: 15m²
Storage room: 3m²

Apartment 302

FIRST LEVEL

Total area: 56m²
Covered veranda: 23m²
Covered parking area: 15m²
Storage room: 3m²

Apartment 303

Total area: 77m²
Covered veranda: 13m²
Covered parking area: 15m²
Storage room: 3m²

FOURTH FLOOR

Apartment 401

Total area: 78m²
Covered veranda: 8m²
Covered parking area: 15m²
Storage room: 3m²
Roof garden: 38m²

SECOND LEVEL

Total area: 56m²
Covered veranda: 19m²
Covered parking area: 15m²
Storage room: 3m²
Roof garden: 53m²

Plot area: 534m²

Note: Parking and storage rooms are all on the ground floor.



GROUND FLOOR



FIRST FLOOR



SECOND FLOOR



THIRD FLOOR

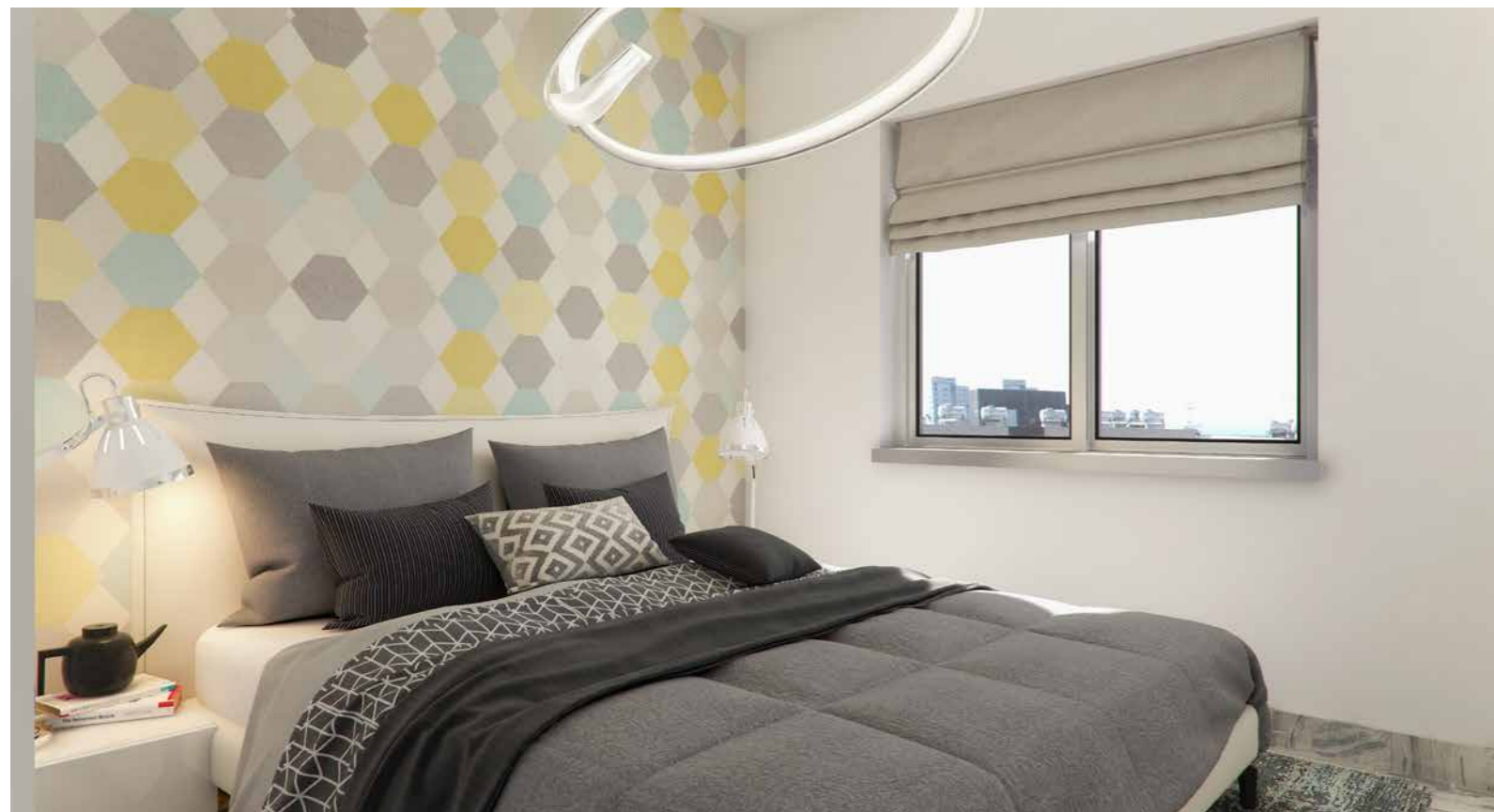


FOURTH FLOOR











Versatile Value

Buying property has always been considered a wise and secure investment, especially over time. While location is known to be a major factor that defines both the current and resale value of any property, market conditions are also an important consideration.

As Limassol continues to develop at a healthy rate, with major infrastructure projects under way, investing in a residence in a prime location near the city centre delivers both short and long-term value.

For own use, a superior apartment at Harmony Suites will always be a welcoming home, whether as a permanent base or for frequent visits. As an investment, one or more units at Harmony Suites can deliver excellent returns from rentals at the upper end of the market. Either way, this is a project that has all the ingredients of a property that deserves a closer look.





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DISCLAIMER

This brochure is for illustration purposes only. It does not constitute a contract or any part of a contract.

All drawings, dimensions, computer generated images and construction specifications are indicative and not legally binding.