



GRECO
RESIDENCES

prominently located



CR



GR

prominently located in the heart of limassol

Limassol itself has a rich and diverse history, although little evidence survives as progressive modernisation has taken place. Evidence that still exists indicates a sophisticated early society founded on trade and agriculture. Many ancient sites have been discovered and these are now protected monuments that form the foundation of the region's cultural history and the basis of fantastic myths and legends. The modern city centres on Limassol Castle and the Old Port. From there a web of narrow streets contain old, shuttered houses of the once-rich traders standing side-by-side with modern shops and boutiques. A vibrant area with cafés, bars and restaurants. Not far away is the international business hub, where global companies are head-quartered and where a 24-hour trade takes place.

The new Limassol Marina has added an atmosphere of cosmopolitan glamour and opulence, and this is just the start of a major development programme which will see Limassol elevated to the jewel of the Eastern Mediterranean. As the region enjoys a typical Mediterranean climate, with hot summers and mild winters, it is not surprising that Limassol is also one of the Mediterranean premier holiday resorts.


KINNIS
PROPERTY DEVELOPERS



GR

Is a premium contemporary residential development comprising of only 6 apartments and 2 penthouses. Each apartment blends contemporary design seamlessly with a focus on comfort, offering a range of options including 1, 2, and 3-bedroom apartments. The penthouses feature private roof garden areas, including BBQ facilities and a spa pool.

It is ideal for those seeking a tranquil city-living lifestyle. Privacy and security features are integrated into the overall design concept, with secure gated entrance to your own covered gated car parking and perforated screens for added terrace privacy.

It is located in the centre of Limassol at Agios Nektarios, and only 5 minutes walk (400m) to Makarios Avenue, which is a trendy destination for shopping, relaxing, and dining.

Whether you're seeking a stylish apartment or an elevated penthouse experience, our project promises modern living at its finest.

This project represents an ideal opportunity for fast-track permanent residency.

2

1 Bedroom
APARTMENTS

4

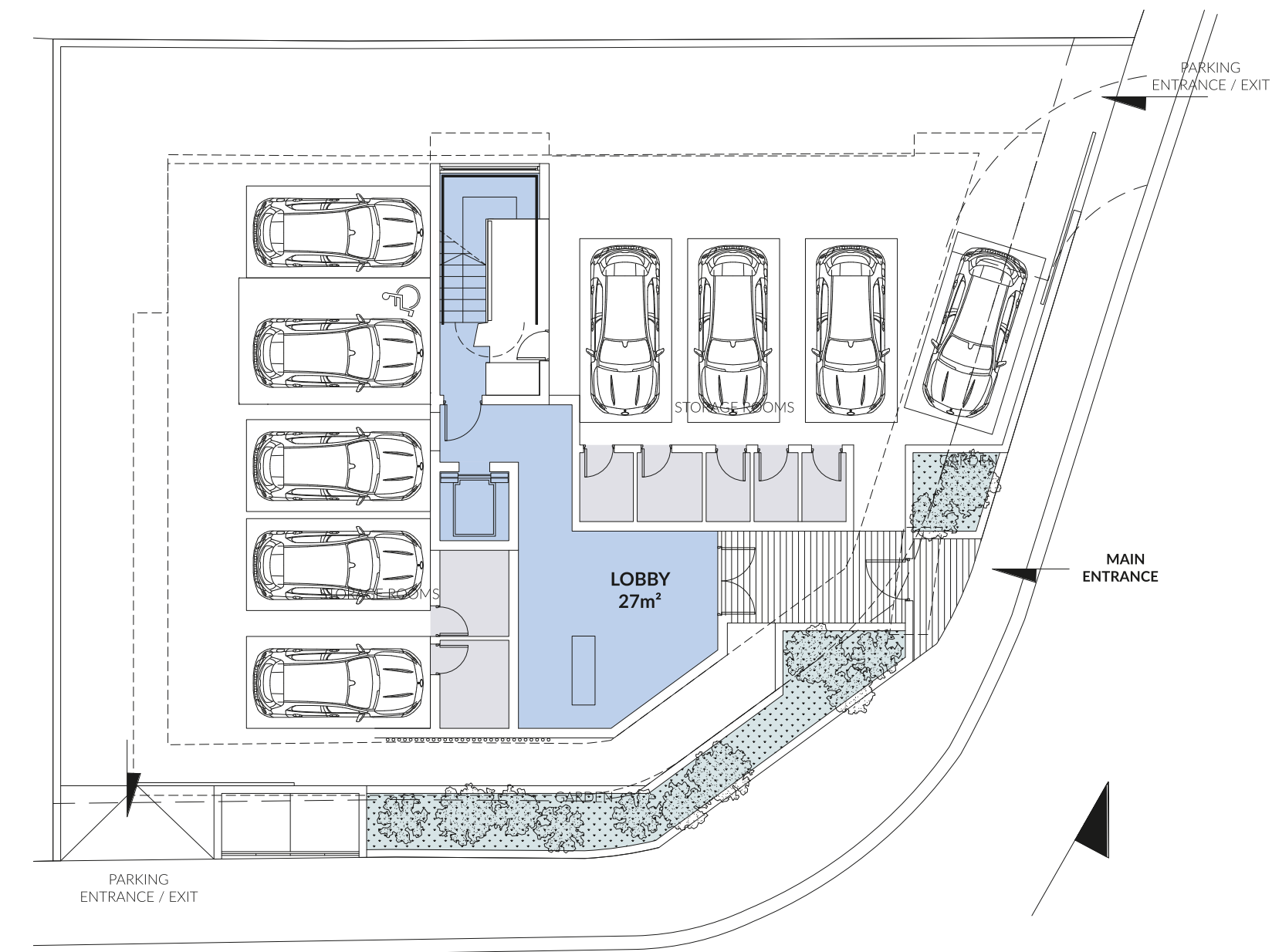
2 Bedroom
APARTMENTS

1

2 Bedroom
PENTHOUSE
& ROOF GARDEN

1

3 Bedroom
PENTHOUSE
& ROOF GARDEN



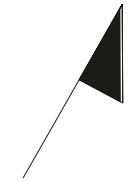
ground floor

lobby • parking • storage rooms



first floor

residences 101 • 102 • 103

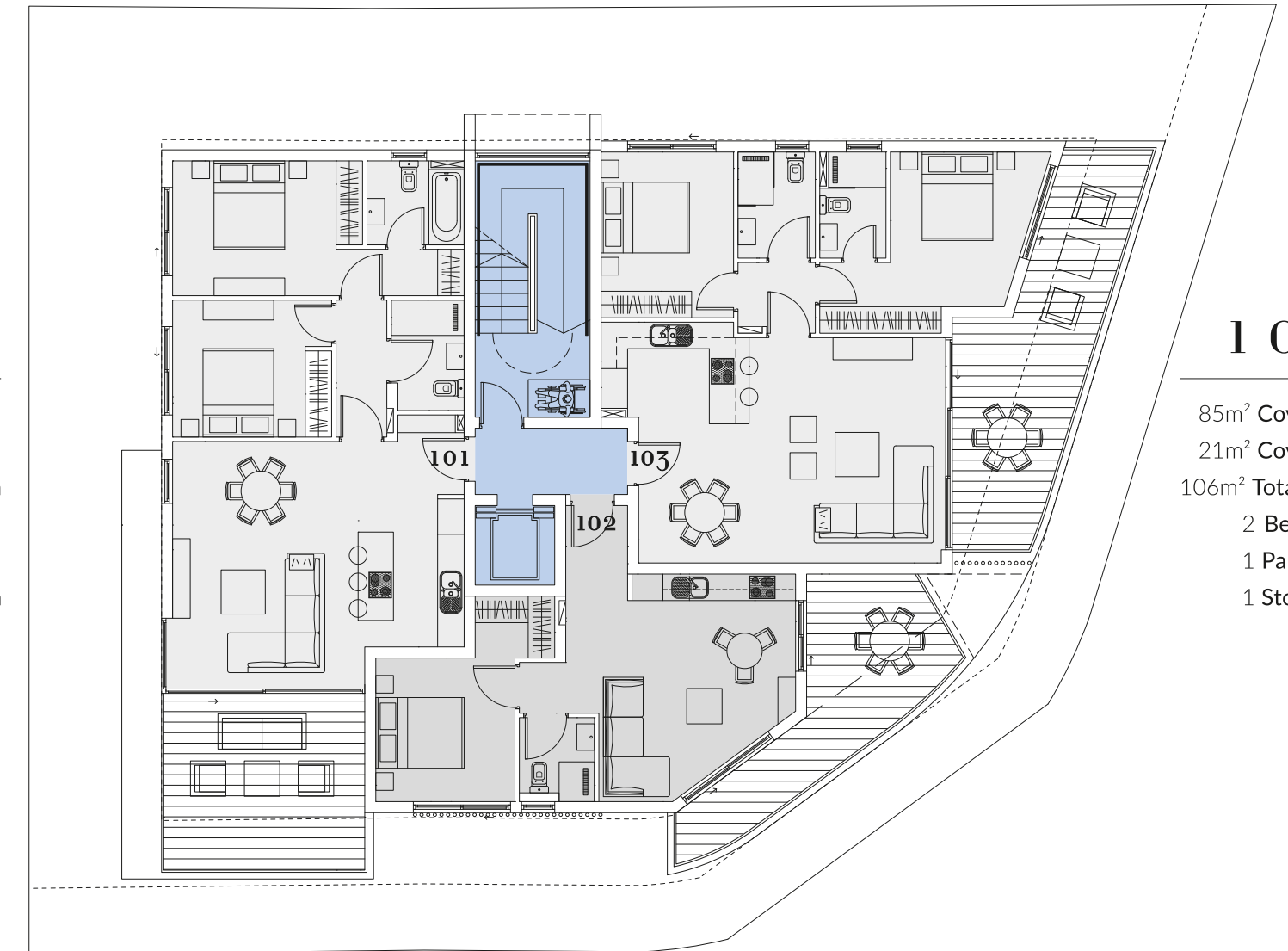


101

85m² Cov. Area
 19m² Cov. Veranda
 104m² Total Cov. Area
 2 Bedroom
 1 Parking
 1 Storage Room

103

85m² Cov. Area
 21m² Cov. Veranda
 106m² Total Cov. Area
 2 Bedroom
 1 Parking
 1 Storage Room



102

50m² Cov. Area
 16m² Cov. Veranda
 66m² Total Cov. Area
 1 Bedroom
 1 Parking
 1 Storage Room

first floor consists of two, two bedroom apartments and one, one bedroom apartment with open plan kitchen & living areas and covered verandas.



second floor

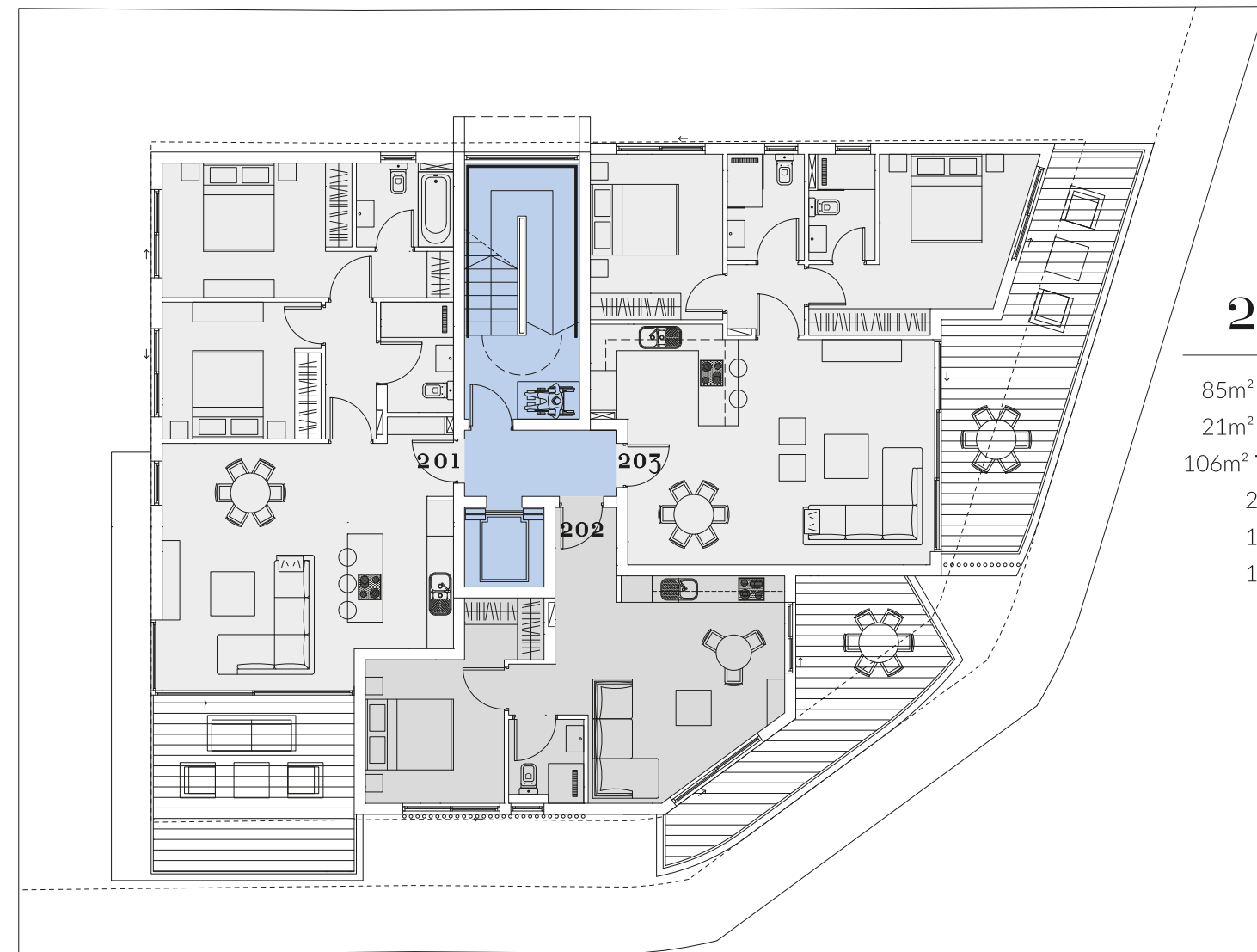
residences 201 • 202 • 203

201

85m² Cov. Area
 19m² Cov. Veranda
 104m² Total Cov. Area
 2 Bedroom
 1 Parking
 1 Storage Room

203

85m² Cov. Area
 21m² Cov. Veranda
 106m² Total Cov. Area
 2 Bedroom
 1 Parking
 1 Storage Room



202

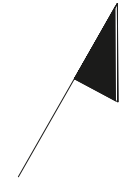
50m² Cov. Area
 16m² Cov. Veranda
 66 m² Total Cov. Area
 1 Bedroom
 1 Parking
 1 Storage Room

second floor consists of two, two bedroom apartments and one, one bedroom apartment with open plan kitchen & living areas and covered verandas.



Interior layout of apartment 302

the
penthouses
kitchen & living room

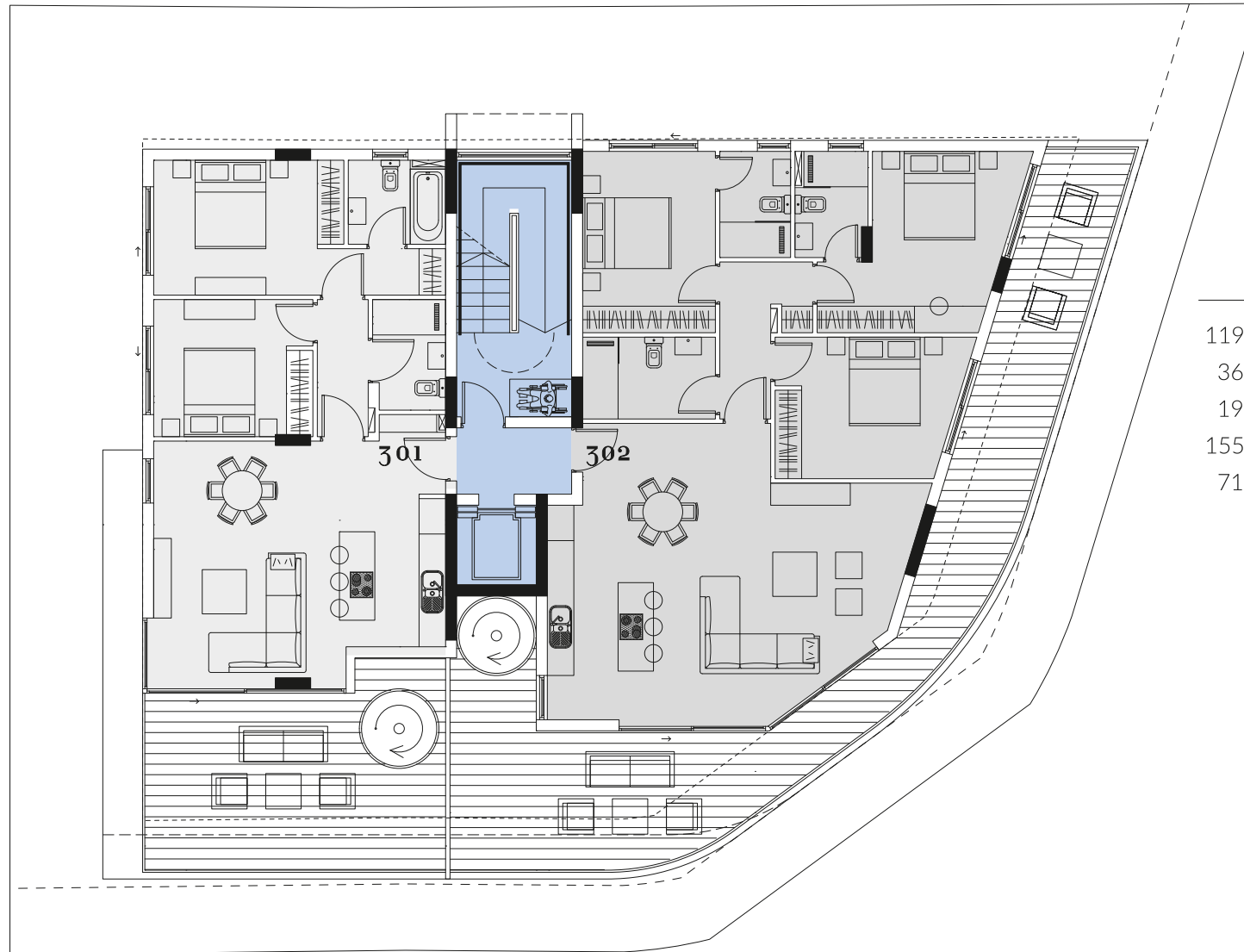


third floor

residences 301 • 302

301

86m² Cov. Area
11m² Cov. Veranda
18m² Uncov. Veranda
97m² Total Cov. Area
56m² Roof Garden
2 Bedroom
1 Parking
1 Storage Room



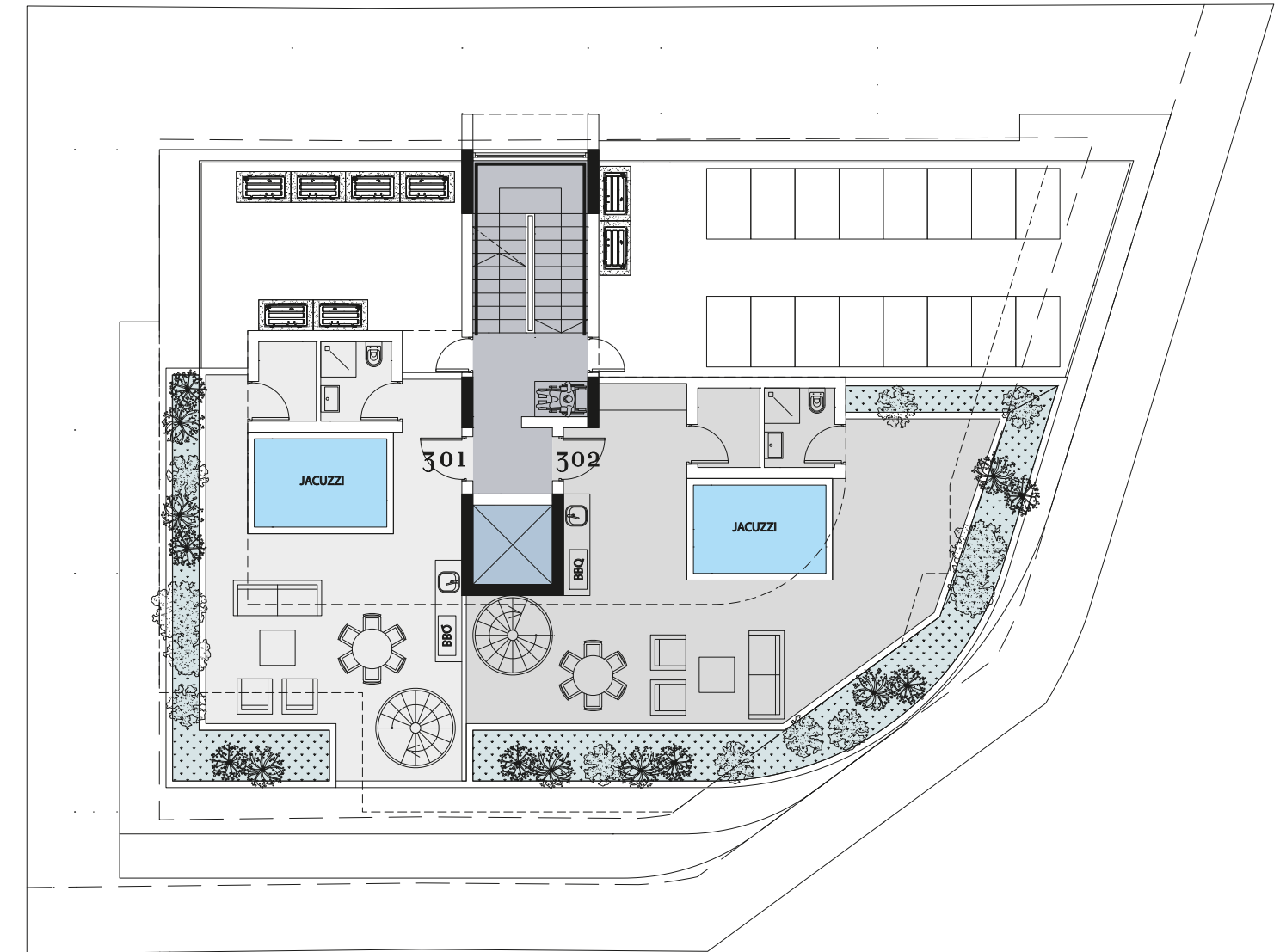
302

119m² Cov. Area
36m² Cov. Veranda
19m² Uncov. Veranda
155m² Total Cov. Area
71m² Roof Garden
3 Bedroom
1 Parking
1 Storage Room

third floor consists of one, two bedroom apartment and one, three bedroom spacious apartment with open plan kitchen, living and dining areas with large covered verandas.

fourth floor

roof garden 301 • 302



fourth floor consists the roof gardens of apartment 301 and 302 both with private jacuzzi, large verandas with bbq area, storage, shower and lavish sky gardens.



A SKY GARDEN FOR BATHING & RELAXING

A rooftop terrace with lavish garden, cosy lounge and BBQ area and private jacuzzi. With sea, mountain and city views residents can relax and enjoy the sunlight and the beautiful sunset.

ROOF GARDEN
POOL

Invest in Cyprus

Cyprus is the third largest island in the Mediterranean Sea and is a member of the European Union. It offers an enviable lifestyle in a safe, clean and healthy environment with high living standards. The island is characterised by its low crime levels, year-round sunshine, rich history and culture, and a delicious array of gastronomic delights, which all contribute to a superb quality of life.

Cyprus is a modern, cosmopolitan, transparent business centre offering opportunities for investment across a wide range of sectors. Laws and regulations, systems and infrastructure, are all continuously updated and refined to ensure the country remains at the forefront of international business and commerce.

Cyprus is renowned for delivering high-quality services in a duly regulated environment and represents a top-class experience for investors and business people.

Permanent Residency

The fast-track Permanent Residence Programme enables the granting of a permanent residence permit to foreigners who intend to invest in Cyprus, provided that the following requirements are met:

- Residential or other property with minimum market value of €300,000 + VAT is purchased in Cyprus.
- Secured annual income from abroad and/or from sources other than employment in Cyprus.
- Funds are transferred from abroad and deposited in a Cyprus Bank in a Three-Year Fixed Deposit Account.
- The residence permit holder must visit Cyprus at least once every two years to maintain

Key Factors

- Strategic location: at the crossroads of three continents: Africa, Asia and Europe.
- High-standard educational institutions and healthcare facilities.
- Advanced infrastructure and modern airports that connect to many major destinations.
- Cyprus is a common law jurisdiction.
- Property acquired is freehold.
- No inheritance tax.
- Low property tax.
- Reduced rate of 5% VAT on purchases of property under certain circumstances.



Kinnis Property Developers is a Limassol based development company with a significant industry presence. The company offers an exceptional range of houses, apartments and commercial developments.

Through in-depth research, and using a steady and considered approach to business, the company is able to provide customers with extremely well-constructed properties, positioned in prime locations and noted for their contemporary architecture.

A. Kinnis properties stand out for their up-to-the minute designs and their functionality, and are truly impressive. Projects are designed by renowned architects who successfully combine the very best materials with the latest trends in building design. Careful attention to detail and an obsession with perfection create prominent architectural masterpieces that fully meet the demands of a modern lifestyle.

The Kinnis Group of Companies is a well-established property development group committed to:

- Developing properties with an emphasis on quality, design, comfort and value for money.
- Consistently meeting customer demands and exceeding their expectations.
- Striving to build homes that really do improve the way of life for owners.

OUR VALUES

We believe that in order to make a difference, our work must be conducted with integrity and transparency – only in this way will our customers get maximum satisfaction.

We constantly aim to deliver excellence, and are passionate about quality at every touch point.

We strive to achieve our goals through hard work, personal dedication and mutual respect.

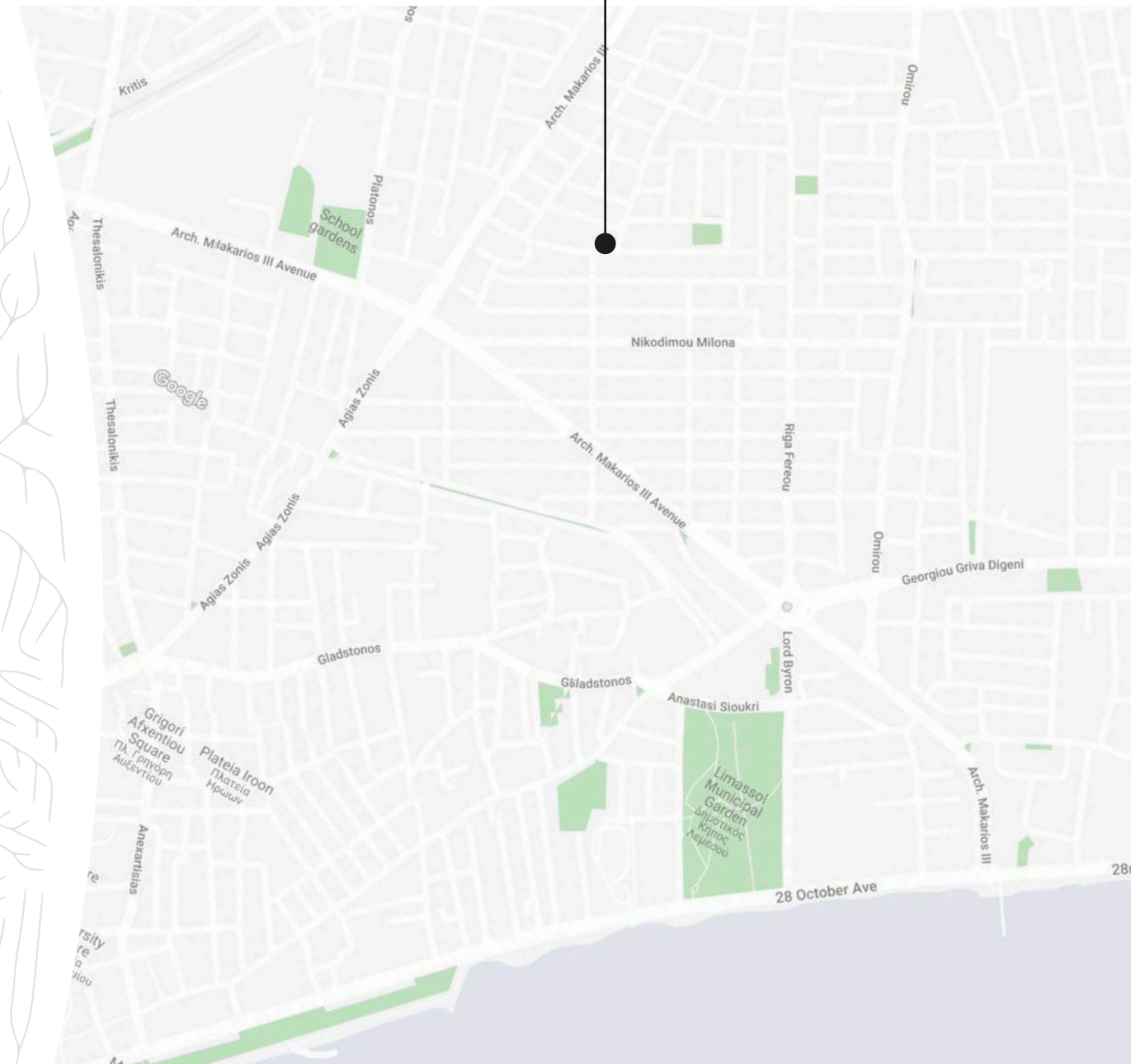
OUR AIM

Our key aim is to always offer houses and apartments that are built to the highest standards. To us quality is not just a word, it's a way of life, and every aspect of the design and construction process is quality driven.

Buying a home is not something that happens many times during a lifetime. So buyers need to be confident and assured. That's why we will assist at every stage... we'll help find the most appropriate location, style and configuration – and in many cases we can tailor a home to suit individual needs.

We carefully select the most appropriate plots and locations to develop our properties, and design buildings that are distinctive, yet blend sympathetically with their environment – turning innovative and creative thinking into reality.

www.kinnisgroup.com



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DISCLAIMER

The contents of this brochure are purely conceptual and do not form any part of a sales contract and have no legal binding on us. While we endeavour to portray the development accurately, we reserve the right to amend the layout plans, number of floors & units, elevation, colour scheme, specifications and amenities, etc. without notice. E&OE



KINNIS

PROPERTY DEVELOPERS