




PEARL PARK
LUXURY SEAVIEW RESIDENCES

THE PINNACLE OF
LUXURY LIVING

CYPRUS

THE JEWEL OF THE MEDITERRANEAN

CAPITAL	NICOSIA
GOVERNMENT	PRESIDENTIAL REPUBLIC
AREA	9,251 km ²
POPULATION	838,897 (2011)
TIME ZONE	EET (UTC +2)
CURRENCY	EURO
EU MEMBER	SINCE 2004



TRAVELING DISTANCES FROM PAFOS (BY CAR)

POLIS	35 MINUTES
PISSOURI	25 MINUTES
LIMASSOL	40 MINUTES
LARNACA	1 HOUR 20 MINUTES
AYIA NAPA	1 HOUR 50 MINUTES
NICOSIA	1 HOUR 30 MINUTES
TROODOS	1 HOUR 15 MINUTES

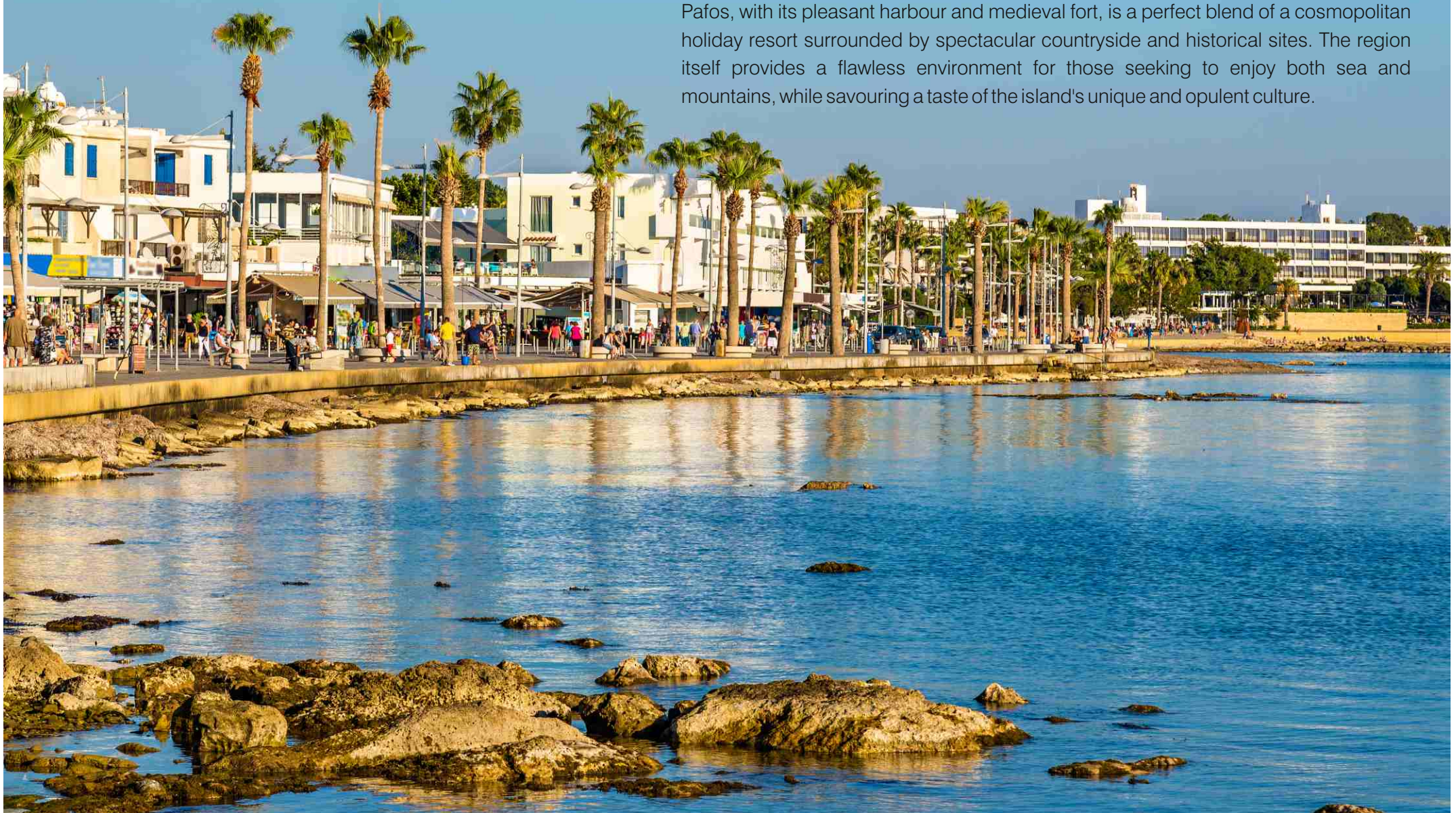


- Full member of the European Union
- Lowest corporate tax regime in the EU (12,5%)
- Strategic location: crossroads of three continents (Africa, Asia and Europe)
- Cosmopolitan lifestyle
- Cultural diversity
- Excellent infrastructure
- Modern healthcare facilities and centres
- Pleasant Mediterranean climate
- Rich in culture and history
- English widely spoken
- Blue flag awarded beaches
- Picturesque villages and mountains with pine forests
- Winter ski resorts
- Safe and friendly environment
- Great nightlife
- Wide range of entertainment and outdoor excursions
- Short distances to amenities and services
- Contemporary shopping malls with international brands
- International 18-hole championship signature golf courses
- Modern, international airports with flights from major destinations
- Luxury spa resorts and five star hotels
- Business opportunities
- Public and private educational institutions
- Business opportunities
- Public and private educational institutions
- Business centre for large corporations
- Natural gas: substantial impact on all aspects of the Cyprus economy and real estate industry
- Largest casino resort in Europe to be developed in Cyprus

PAFOS

THE CULTURAL CITY

Pafos, with its pleasant harbour and medieval fort, is a perfect blend of a cosmopolitan holiday resort surrounded by spectacular countryside and historical sites. The region itself provides a flawless environment for those seeking to enjoy both sea and mountains, while savouring a taste of the island's unique and opulent culture.





PAFOS2017
EUROPEAN CAPITAL OF CULTURE

- Cultural Capital of Europe 2017
- Cosmopolitan lifestyle
- 340 days of sunshine
- Rich in culture and history
- English widely spoken
- Blue flag awarded beaches
- Safe and friendly environment
- Great nightlife
- Wide range of entertainment and outdoor excursions
- Short distances to amenities and services
- Shopping malls with international brands
- International 18-hole championship golf courses
- International Airport with more than 170 flights a week from major destinations
- The largest number of hotels and resorts on the island
- Favourable business opportunities
- Public and private medical and educational institutions
- Business centre for large corporations





CENTRAL LOCATION

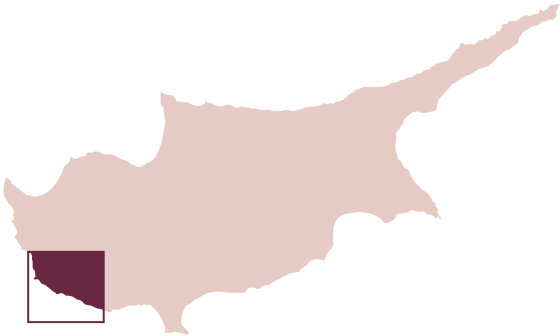
IN THE HEART
OF PAFOS TOWN

CENTRAL LOCATION |

TRAVEL TIMES (BY CAR) FROM PEARL PARK SEAVIEW RESIDENCES



GOOGLE EARTH LOCATION
LATITUDE 34.764468°
LONGITUDE 32.433671°



1	PEARL PARK	-
2	KINGS AVENUE MALL	3 minutes
3	PAFOS HARBOUR	5 minutes
4	TOMBS OF THE KINGS	7 minutes
5	PAFOS GENERAL HOSPITAL	3 minutes
6	INTERNATIONAL SCHOOL OF PAPHOS	7 minutes
7	HIGHWAY (STARTING POINT)	3 minutes
8	PAFOS MUNICIPAL BEACH	5 minutes
9	PAFOS INTERNATIONAL AIRPORT	10 minutes
10	VENUS ROCK GOLF RESORT	15 minutes



CENTRAL LOCATION

WEST VIEW



CENTRAL LOCATION

SOUTH VIEW



CENTRAL LOCATION |

EAST VIEW

CITY CENTRE

HIGHWAY TO LIMASSOL

PAFOS INTERNATIONAL
AIRPORT

SANDY BEACH

TOURIST AREA



PANORAMIC VIEWS

OF PAFOS TOWN
AND
THE MEDITERRANEAN





EXCELLENT FACILITIES

- PRIVATE GYM AND SWIMMING POOL
- ROOF GARDEN FOR ALL PURPOSES AND OCCASIONS
- LANDSCAPED GARDENS
- CLOSE PROXIMITY TO BEACHES AND RESORTS
- CHILDREN'S PLAYGROUND AND POOL
- ADJACENT TO A WONDERFUL GREEN PARK



QUALITY RESIDENCES

SPACIOUS AND
COMFORTABLE





THE FINISHES AND FIXTURES OF PEARL PARK HAVE BEEN CAREFULLY SELECTED BY A TEAM OF PROFESSIONAL INTERIOR DESIGNERS, REFLECTING ON THE HIGH CALIBRE AND QUALITY OF THE ARCHITECTURAL DESIGN.



- Up-to-date, high standard finishes and specifications
- Double glazing energy efficient windows and patio floor-to-ceiling sliding doors of latest technology aluminium sections
- High category thermal insulation
- Imported marble floor finishes in communal areas
- Highest quality floor ceramics / optional pre-varnished parquet floors
- Top quality sliding wardrobe doors
- Top quality internal doors
- Bespoke kitchens
- Granite or high quality kitchen work tops and vanity unit tops
- Finest bathroom fittings
- Quality sanitary ware
- Decor tiling in all bathroom areas





Energy Efficiency
(B)

SUMMARY

NUMBER OF RESIDENTIAL BLOCKS	15
TOTAL NUMBER OF UNITS	117
BEDROOMS	2, 3 AND 4
TOTAL COVERED AREAS	86.44 m ² - 267.23 m ²

The information presented herein is to be used for reference purposes only and is non-contractually binding. The Vendor reserves the right for any changes at the Vendor's sole discretion. Architectural plans valid on a purchase are those issued for inclusion in the sales agreement.



PEARL PARK

LUXURY SEAVIEW RESIDENCES





PEARL PARK

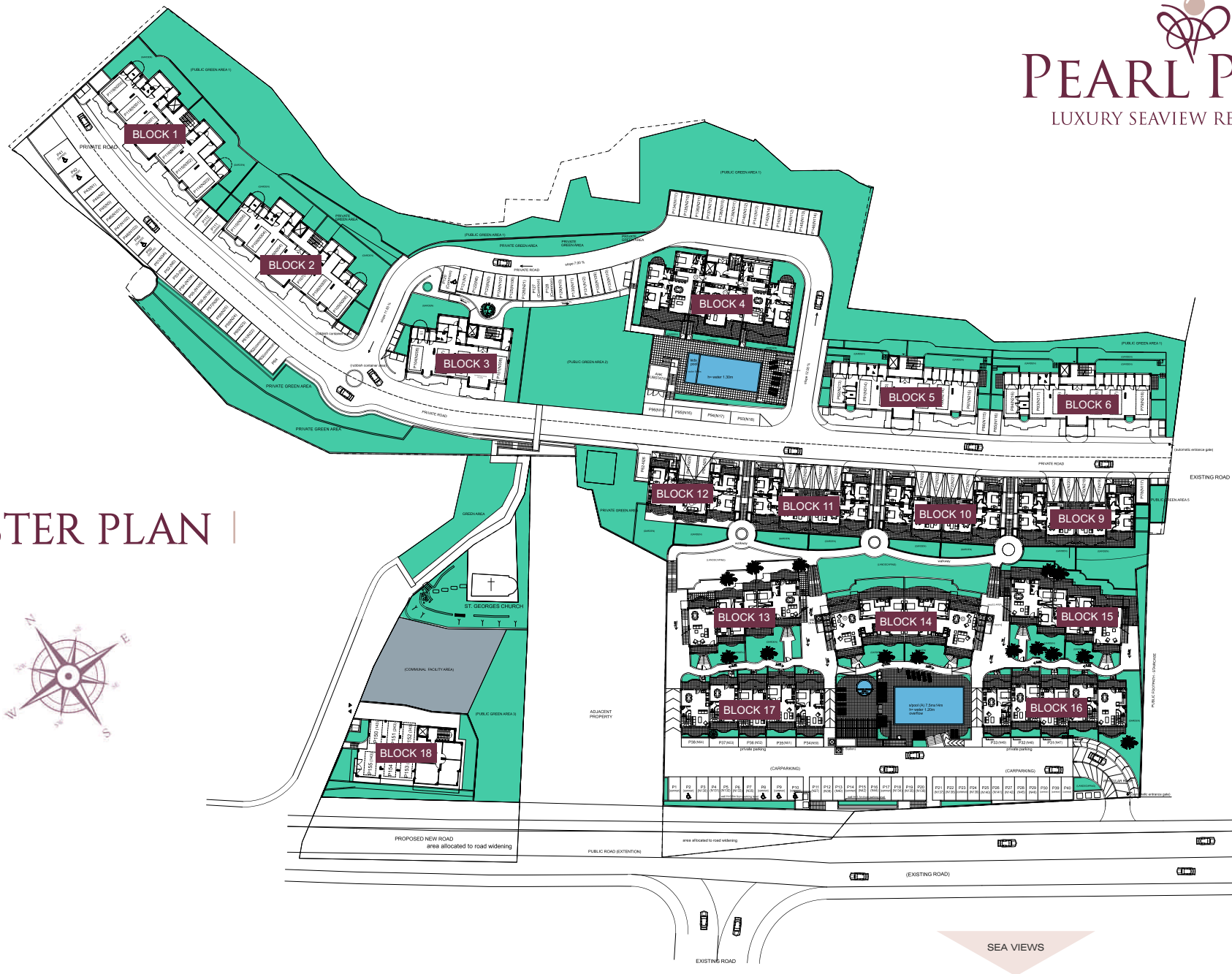
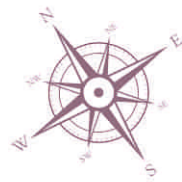
LUXURY SEAVIEW RESIDENCES





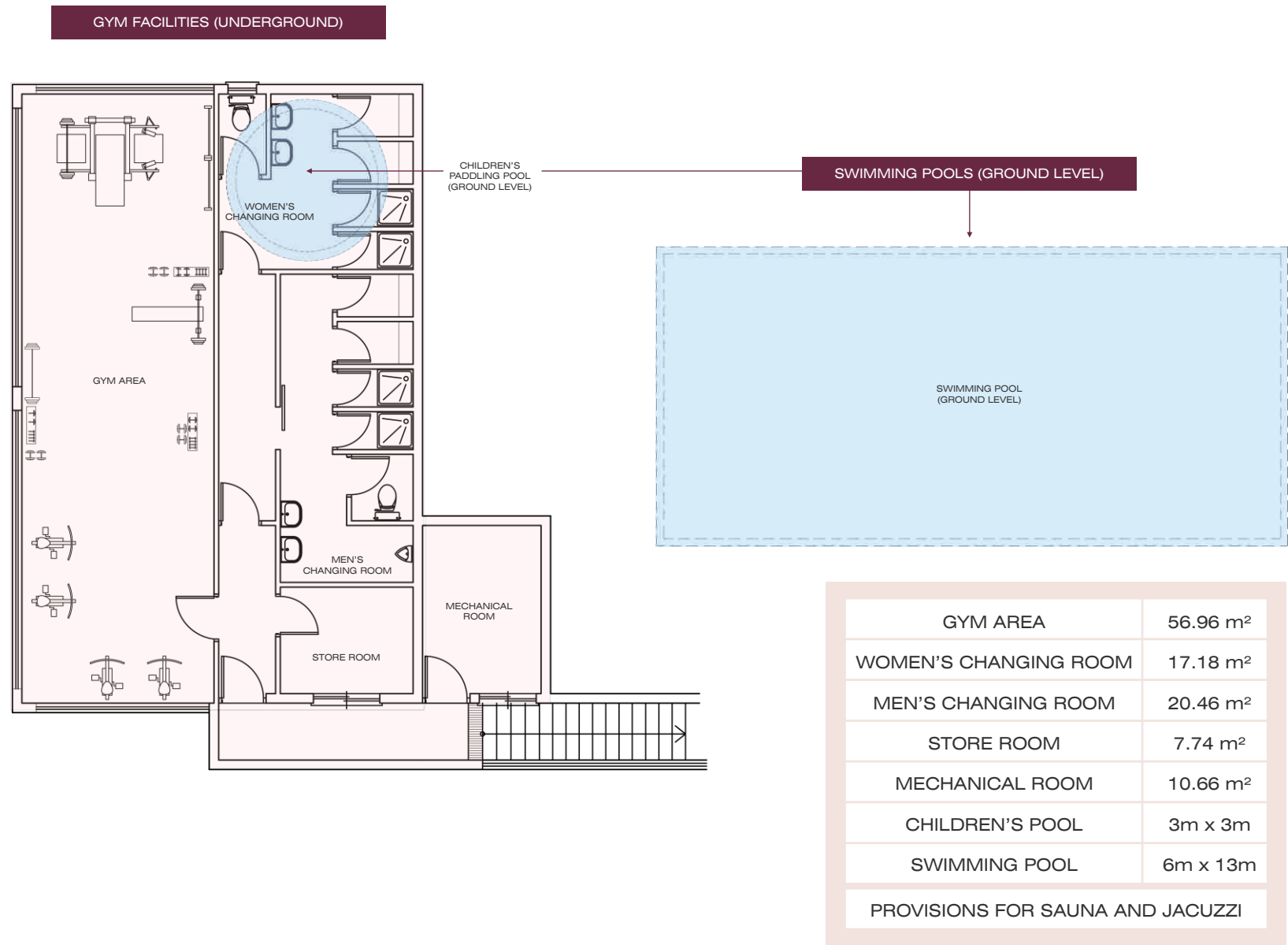


MASTER PLAN



Disclaimer : Please note that drawing plans illustrated are for marketing purposes and should be used only as a guide. All efforts have been made to ensure their accuracy at the date of print.
Please refer to architectural drawings for more accurate information on a particular property.

GYM AND SWIMMING POOL FACILITIES |



GYM AREA	56.96 m ²
WOMEN'S CHANGING ROOM	17.18 m ²
MEN'S CHANGING ROOM	20.46 m ²
STORE ROOM	7.74 m ²
MECHANICAL ROOM	10.66 m ²
CHILDREN'S POOL	3m x 3m
SWIMMING POOL	6m x 13m
PROVISIONS FOR SAUNA AND JACUZZI	

BLOCK 1

12 UNITS

2 AND 3 BEDROOM APARTMENTS

UNITS:
1 / 2 / 3 / 101 / 102 / 103
201 / 202 / 203 / 301 / 302 / 303



BLOCK 1 | 12 UNITS

UNIT	PROPERTY TYPE	BEDROOMS	GARDEN	INT. COVERED AREA	ROOF GARDEN BUILT AREA	ROOF GARDEN COV. VERANDAH	UNCOVERED PARKING No.	UNCOVERED PARKING	COVERED PARKING No.	COVERED PARKING	STORE ROOM No.	STORE ROOM AREA	COVERED VERANDAH	COMMON AREA	UNCOVERED VERANDAH	ROOF GARDEN UNCOVERED VERANDAH	TOTAL COVERED AREA	TOTAL COV.AREA (INCLUDING COMMON, PARKING,STORE)
1	APARTMENT	3	100.84 m ²	115.56 m ²	-	-	P43	12.00 m ²	-	-	2	4.11 m ²	18.43 m ²	17.92 m ²	-	-	133.99 m ²	156.02 m ²
2	APARTMENT	2	-	85.58 m ²	-	-	P44	12.00 m ²	-	-	1	4.13 m ²	17.94 m ²	13.85 m ²	-	-	103.52 m ²	121.50 m ²
3	APARTMENT	3	101.81m ²	115.56 m ²	-	-	P45	12.00 m ²	-	-	12	4.81 m ²	18.43 m ²	17.92 m ²	-	-	133.99 m ²	156.72 m ²
101	APARTMENT	3	-	115.56 m ²	-	-	P46	12.00 m ²	-	-	5	5.70 m ²	18.43 m ²	17.92 m ²	-	-	133.99 m ²	157.61 m ²
102	APARTMENT	2	-	85.58 m ²	-	-	P47	12.00 m ²	-	-	11	4.03 m ²	17.94 m ²	13.85 m ²	-	-	103.52 m ²	121.40 m ²
103	APARTMENT	3	-	115.56 m ²	-	-	P48	12.00 m ²	-	-	10	5.20 m ²	18.43 m ²	17.92 m ²	-	-	133.99 m ²	157.11 m ²
201	APARTMENT	3	-	115.56 m ²	-	-	-	-	P117	19.06 m ²	4	6.47 m ²	18.43 m ²	17.92 m ²	-	-	133.99 m ²	177.44 m ²
202	APARTMENT	2	-	85.58 m ²	-	-	-	-	P119	18.75 m ²	6	5.48 m ²	17.94 m ²	13.85 m ²	-	-	103.52 m ²	141.60 m ²
203	APARTMENT	3	-	115.56 m ²	-	-	-	-	P114	18.75 m ²	9	7.54 m ²	18.43 m ²	17.92 m ²	-	-	133.99 m ²	178.20 m ²
301	APARTMENT	3	-	115.56 m ²	17.10 m ²	-	-	-	P118	24.80 m ²	3	8.24 m ²	-	15.46 m ²	18.43 m ²	45.31 m ²	132.66 m ²	181.16 m ²
302	APARTMENT	2	-	85.58 m ²	22.16 m ²	20.66 m ²	-	-	P115	24.80 m ²	7	6.67 m ²	-	11.45 m ²	17.94 m ²	33.93 m ²	128.40 m ²	171.32 m ²
303	APARTMENT	3	-	115.56 m ²	26.44 m ²	-	-	-	P116	19.06 m ²	8	8.69 m ²	-	15.46 m ²	18.43 m ²	44.31 m ²	142.00 m ²	185.21 m ²

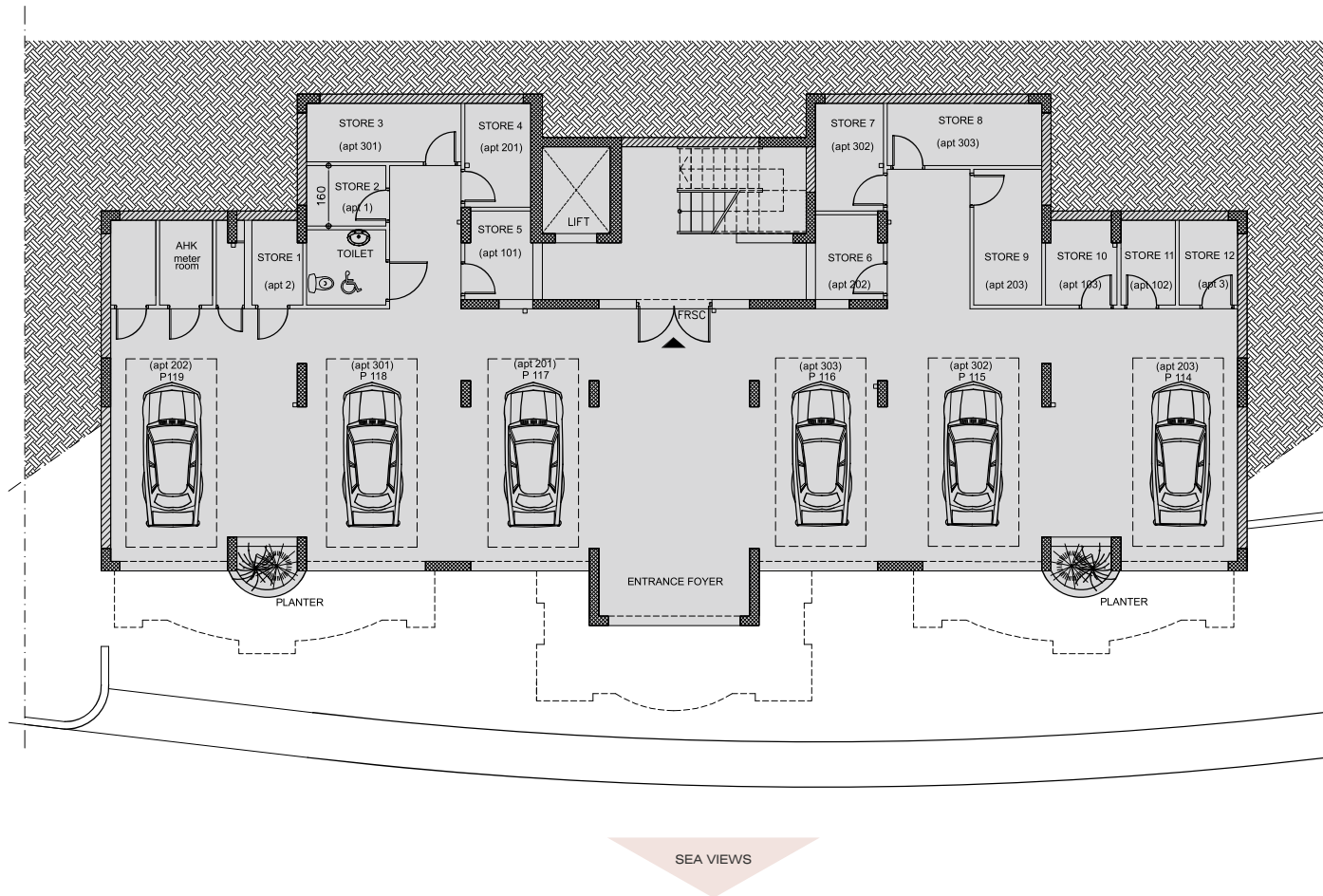
BLOCK 1

BASEMENT

APARTMENTS



BASEMENT FLOOR PLAN



SEA VIEWS

Disclaimer : Please note that drawing plans illustrated are for marketing purposes and should be used only as a guide. All efforts have been made to ensure their accuracy at the date of print.
Please refer to architectural drawings for more accurate information on a particular property.

Rev. Date (Architectural Department): 05 / 09 / 25 - Rev. No (Architectural Department): 1.12

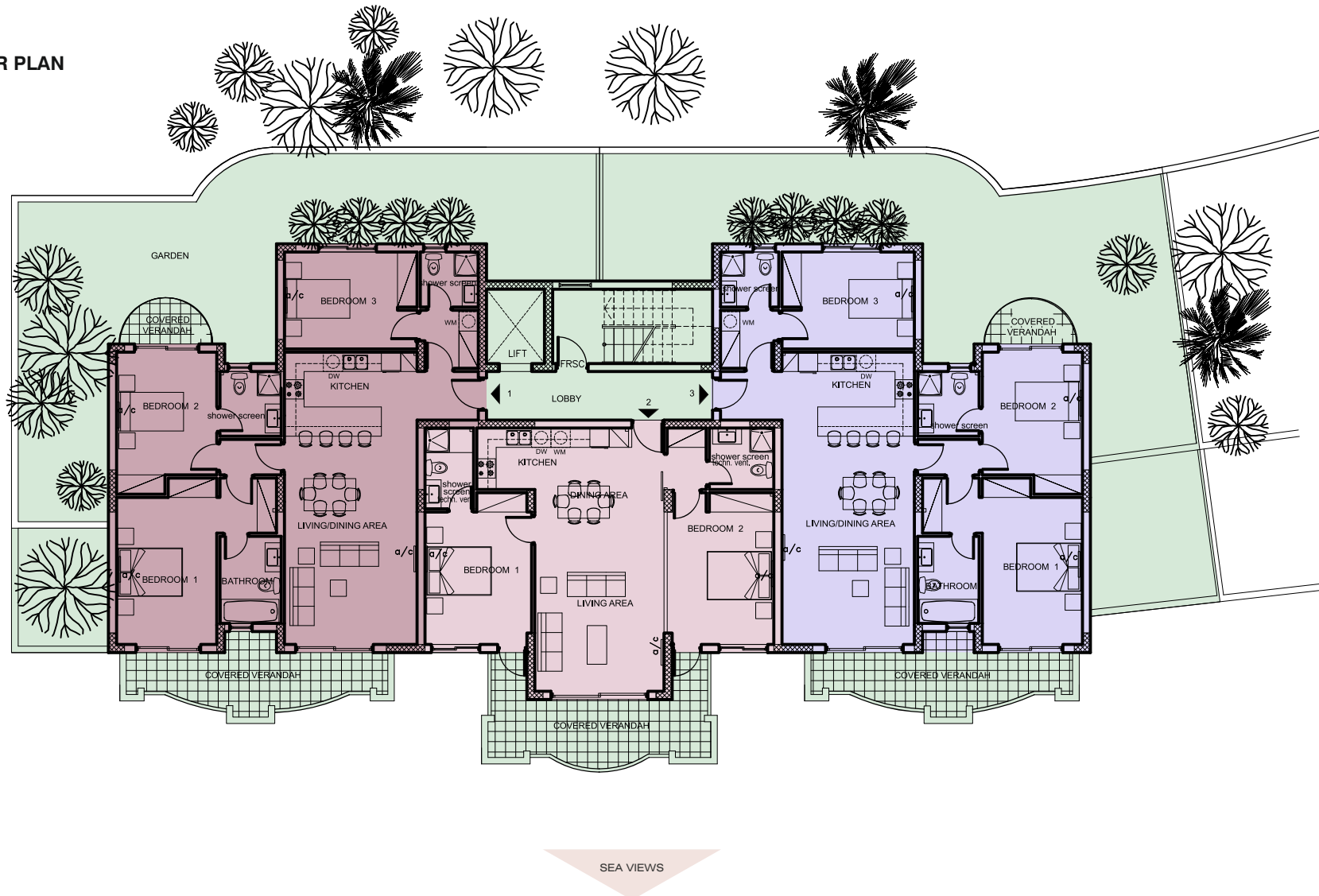
BLOCK 1

UNITS 1, 2 AND 3
2 AND 3 BEDROOM APARTMENTS

APARTMENTS



GROUND FLOOR PLAN



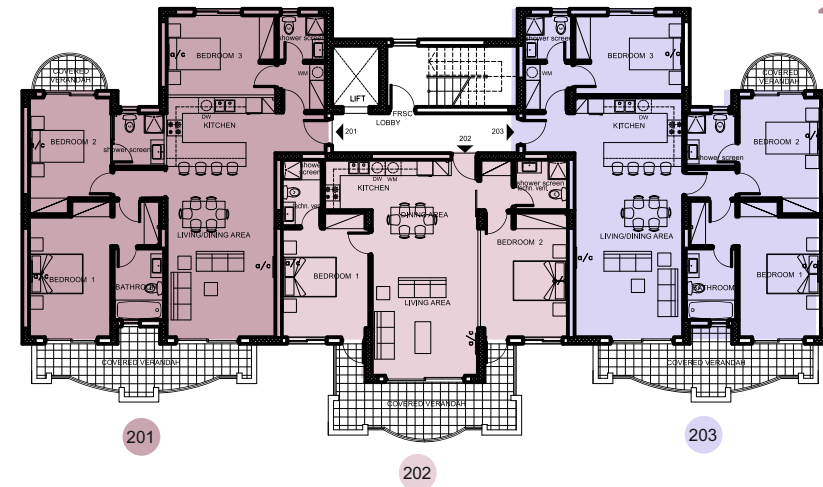
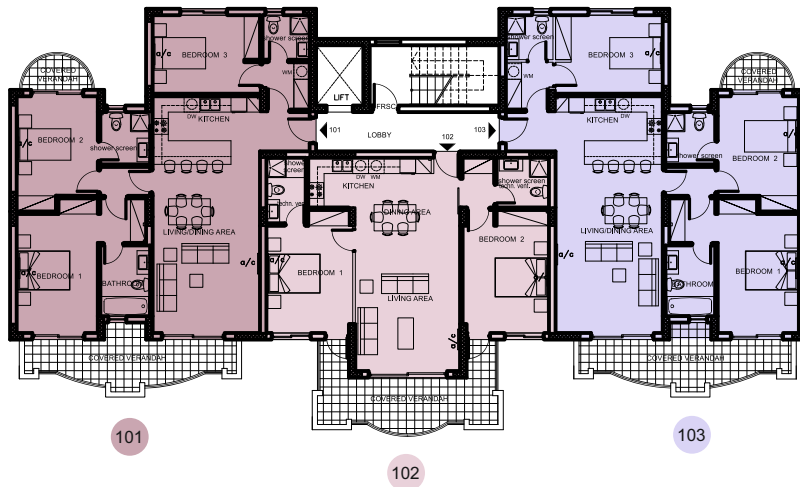
Disclaimer : Please note that drawing plans illustrated are for marketing purposes and should be used only as a guide. All efforts have been made to ensure their accuracy at the date of print.
Please refer to architectural drawings for more accurate information on a particular property.

Rev. Date (Architectural Department): 05 / 09 / 25 - Rev. No (Architectural Department): 1.12

BLOCK 1

UNITS 101 / 102 / 103 / 201 / 202 / 203 / 301 / 302 / 303
2 AND 3 BEDROOM APARTMENTS

APARTMENTS



FIRST FLOOR PLAN

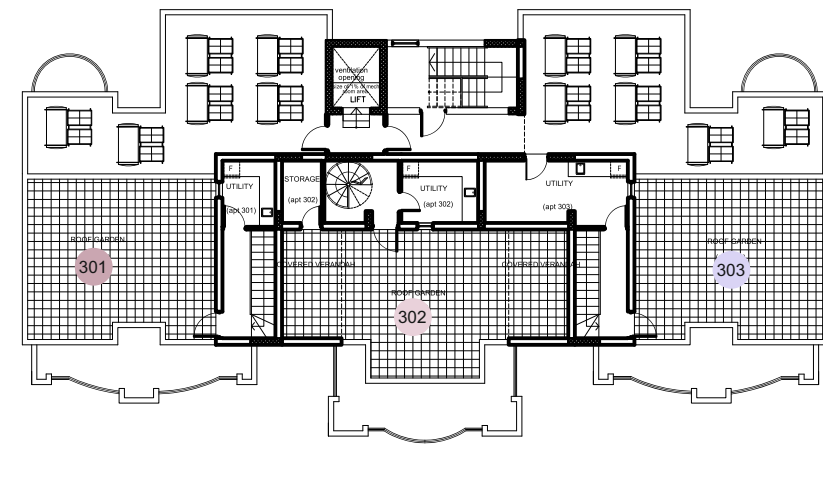
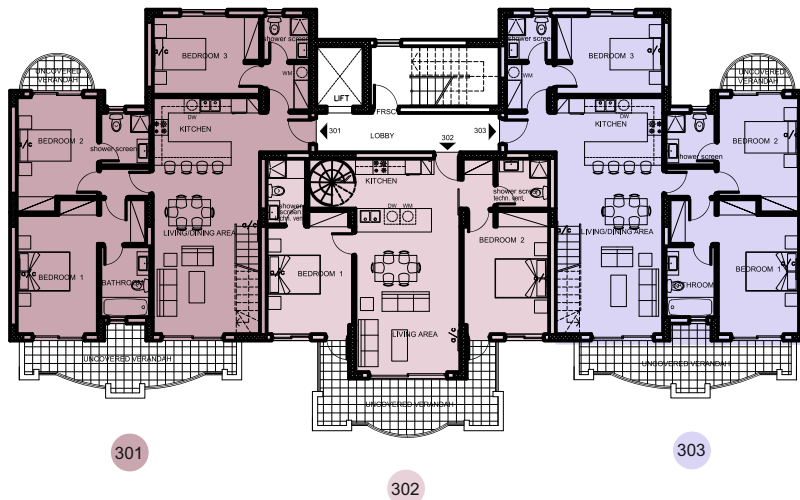
Rev. Date (Architectural Department): 14 / 05 / 20 - Rev. No (Architectural Department): 1.6

SEA VIEWS

SECOND FLOOR PLAN

Rev. Date (Architectural Department): 14 / 05 / 20 - Rev. No (Architectural Department): 1.6

SEA VIEWS



THIRD FLOOR PLAN

Rev. Date (Architectural Department): 08 / 08 / 22 - Rev. No (Architectural Department): 1.7

SEA VIEWS

ROOF FLOOR PLAN

Rev. Date (Architectural Department): 08 / 08 / 22 - Rev. No (Architectural Department): 1.7

SEA VIEWS

BLOCK 2

12 UNITS

2 AND 3 BEDROOM APARTMENTS

UNITS:
3A / 5 / 6 / 104 / 105 / 106
204 / 205 / 206 / 304 / 305 / 306



BLOCK 2 | 12 UNITS

UNIT	PROPERTY TYPE	BEDROOMS	GARDEN	INT. COVERED AREA	ROOF GARDEN BUILT AREA	ROOF GARDEN COV. VERANDAH	UNCOVERED PARKING No.	UNCOVERED PARKING	COVERED PARKING No.	COVERED PARKING	STORE ROOM No.	STORE ROOM AREA	COVERED VERANDAH	COMMON AREA	UNCOVERED VERANDAH	ROOF GARDEN UNCOVERED VERANDAH	TOTAL COVERED AREA	TOTAL COV.AREA (INCLUDING COMMON, PARKING,STORE)
3A	APARTMENT	3	111.60 m²	115.56 m²	-	-	P51	12.00 m²	-	-	14	4.11 m²	18.43 m²	17.92 m²	-	-	133.99 m²	156.02 m²
5	APARTMENT	2	-	85.58 m²	-	-	P52	12.00 m²	-	-	13	4.13 m²	17.94 m²	13.85 m²	-	-	103.52 m²	121.50 m²
6	APARTMENT	3	116.09m²	115.56 m²	-	-	P53	12.00 m²	-	-	24	4.81 m²	18.43 m²	17.92 m²	-	-	133.99 m²	156.72 m²
104	APARTMENT	3	-	115.56 m²	-	-	P54	12.00 m²	-	-	17	5.70 m²	18.43 m²	17.92 m²	-	-	133.99 m²	157.61 m²
105	APARTMENT	2	-	85.58 m²	-	-	P55	12.00 m²	-	-	23	4.03 m²	17.94 m²	13.85 m²	-	-	103.52 m²	121.40 m²
106	APARTMENT	3	-	115.56 m²	-	-	P56	12.00 m²	-	-	22	5.20 m²	18.43 m²	17.92 m²	-	-	133.99 m²	157.11 m²
204	APARTMENT	3	-	115.56 m²	-	-	-	-	P108	19.06 m²	16	6.47 m²	18.43 m²	17.92 m²	-	-	133.99 m²	177.44 m²
205	APARTMENT	2	-	85.58 m²	-	-	-	-	P110	18.75 m²	18	5.48 m²	17.94 m²	13.85 m²	-	-	103.52 m²	141.60 m²
206	APARTMENT	3	-	115.56 m²	-	-	-	-	P105	18.75 m²	21	7.54 m²	18.43 m²	17.92 m²	-	-	133.99 m²	178.20 m²
304	APARTMENT	3	-	115.56 m²	17.10 m²	-	-	-	P109	24.80 m²	15	8.24 m²	-	15.46 m²	18.43 m²	45.31 m²	132.66 m²	181.16 m²
305	APARTMENT	2	-	85.58 m²	22.16 m²	20.66 m²	-	-	P106	24.80 m²	19	6.67 m²	-	11.45 m²	17.94 m²	33.93 m²	128.40 m²	171.32 m²
306	APARTMENT	3	-	115.56 m²	26.44 m²	-	-	-	P107	19.06 m²	20	8.69 m²	-	15.46 m²	18.43 m²	44.31 m²	142.00 m²	185.21 m²

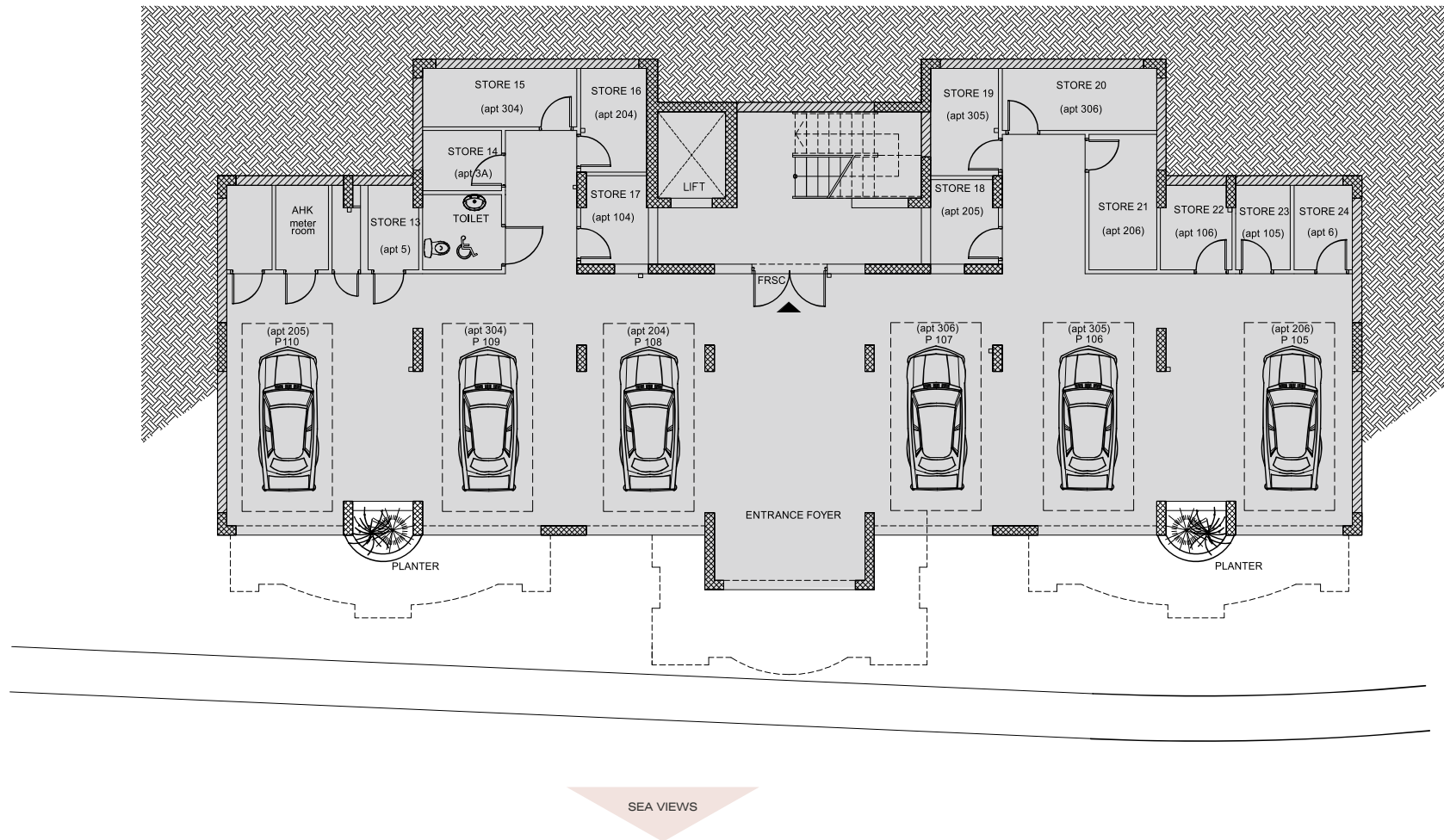
BLOCK 2

BASEMENT

APARTMENTS



BASEMENT FLOOR PLAN



Disclaimer : Please note that drawing plans illustrated are for marketing purposes and should be used only as a guide. All efforts have been made to ensure their accuracy at the date of print.
Please refer to architectural drawings for more accurate information on a particular property.

Rev. Date (Architectural Department): 05 / 09 / 25 - Rev. No (Architectural Department): 1.13

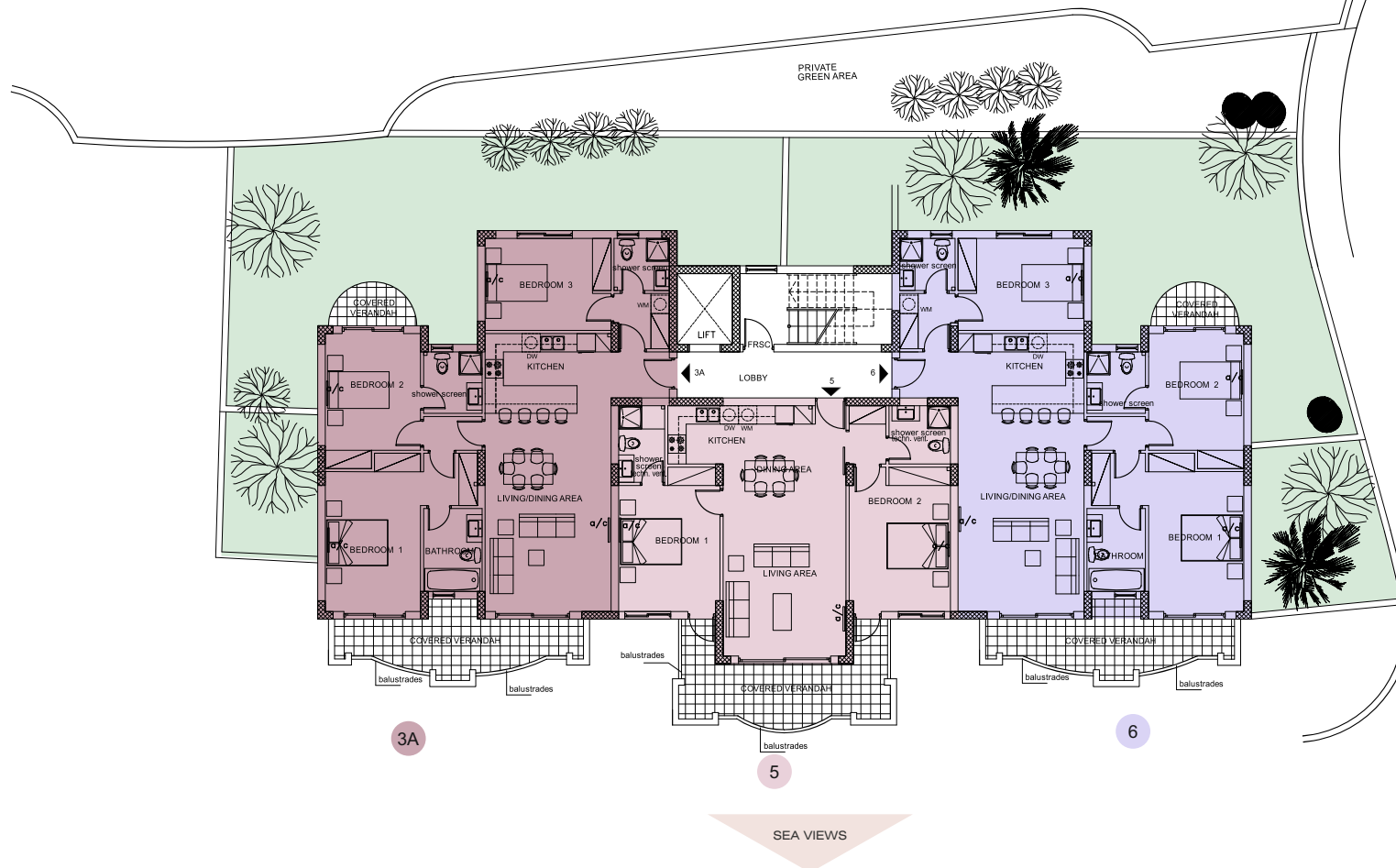
BLOCK 2

UNITS 3A, 5 AND 6
2 AND 3 BEDROOM APARTMENTS

APARTMENTS



GROUND FLOOR PLAN



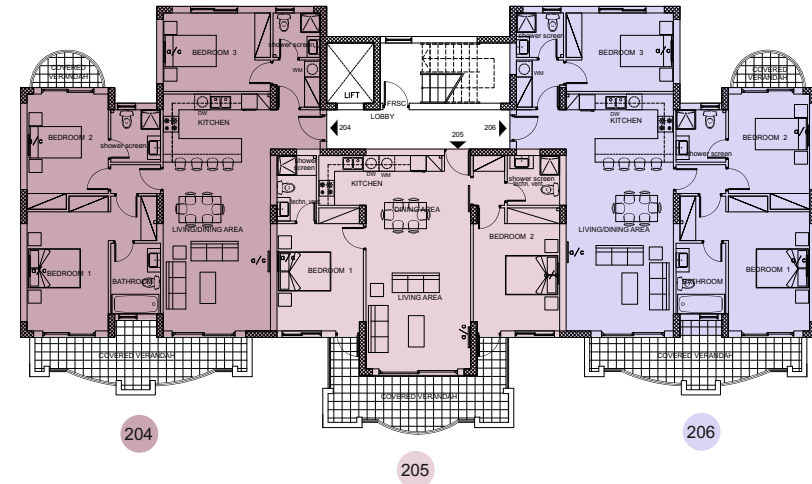
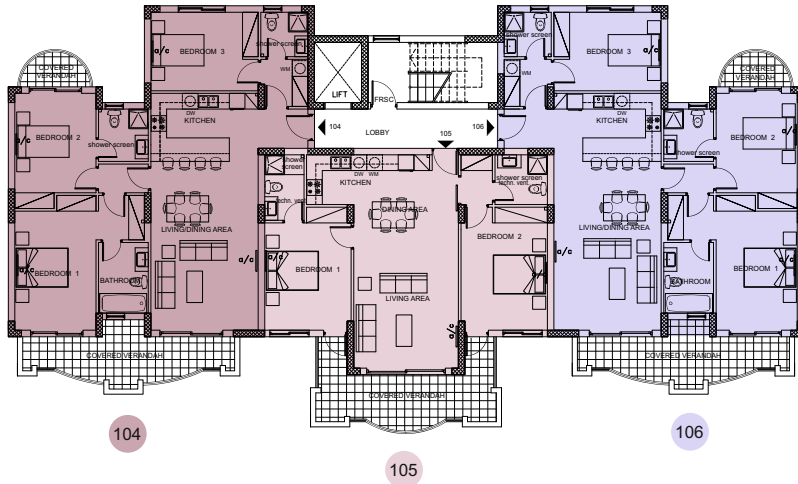
Disclaimer : Please note that drawing plans illustrated are for marketing purposes and should be used only as a guide. All efforts have been made to ensure their accuracy at the date of print.
Please refer to architectural drawings for more accurate information on a particular property.

Rev. Date (Architectural Department): 05 / 09 / 25 - Rev. No (Architectural Department): 1.13

BLOCK 2

UNITS 104 / 105 / 106 / 204 / 205 / 206 / 304 / 305 / 306
2 AND 3 BEDROOM APARTMENTS

APARTMENTS



FIRST FLOOR PLAN

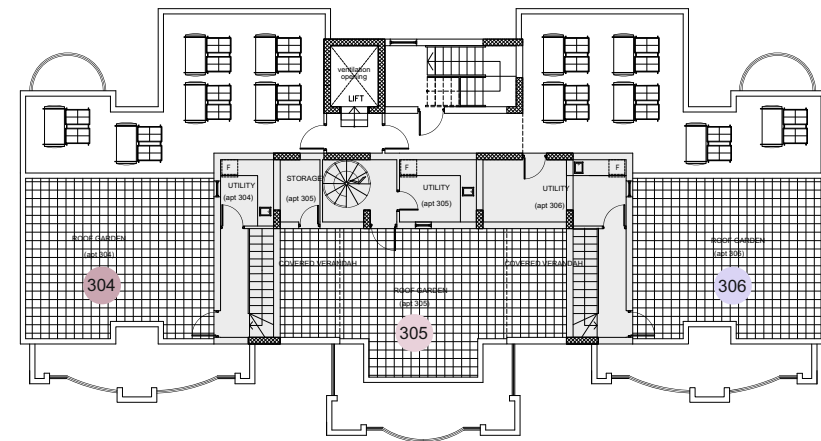
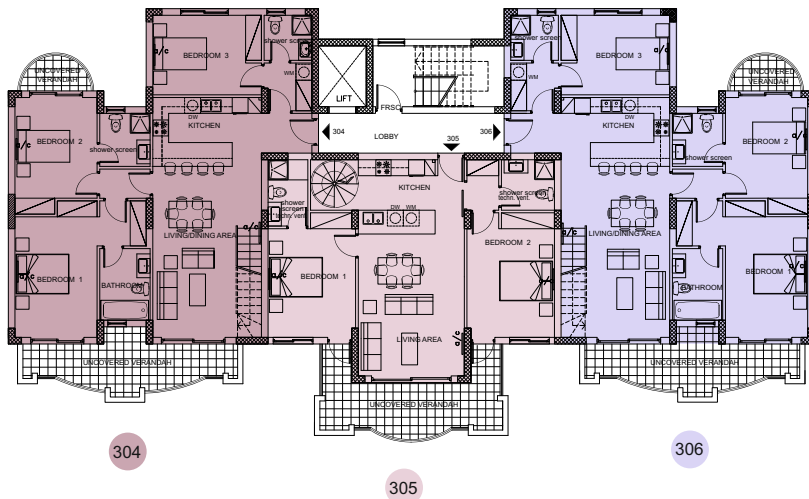
Rev. Date (Architectural Department): 12 / 08 / 24 - Rev. No (Architectural Department): 1.8

SEA VIEWS

SECOND FLOOR PLAN

Rev. Date (Architectural Department): 12 / 08 / 24 - Rev. No (Architectural Department): 1.8

SEA VIEWS



THIRD FLOOR PLAN

Rev. Date (Architectural Department): 08 / 08 / 22 - Rev. No (Architectural Department): 1.8

SEA VIEWS

ROOF FLOOR PLAN

Rev. Date (Architectural Department): 08 / 08 / 22 - Rev. No (Architectural Department): 1.8

SEA VIEWS

BLOCK 12

3 UNITS

3 BEDROOM APARTMENT
2 BEDROOM MAISONNETTES

UNITS:
25 / 26 / 225



BLOCK 12 | 3 UNITS

UNIT	PROPERTY TYPE	BEDROOMS	GARDEN	INT. COVERED AREA	COVERED VERANDAH	UNCOVERED PARKING No.	UNCOVERED PARKING	UNCOVERED VERANDAH	STORE ROOM AREA	TOTAL COVERED AREA
25	MESONETTE	2	30.85 m ²	131.56 m ²	34.81 m ²	P65	12.00 m ²	13.31 m ²	6.27 m ²	166.37 m ²
26	MESONETTE	2	72.45 m ²	131.56 m ²	34.81 m ²	P62	12.00 m ²	13.31 m ²	6.27 m ²	166.37 m ²
225	APARTMENT	3	-	130.45 m ²	39.58 m ²	P64	12.00 m ²	11.14 m ²	-	170.03 m ²

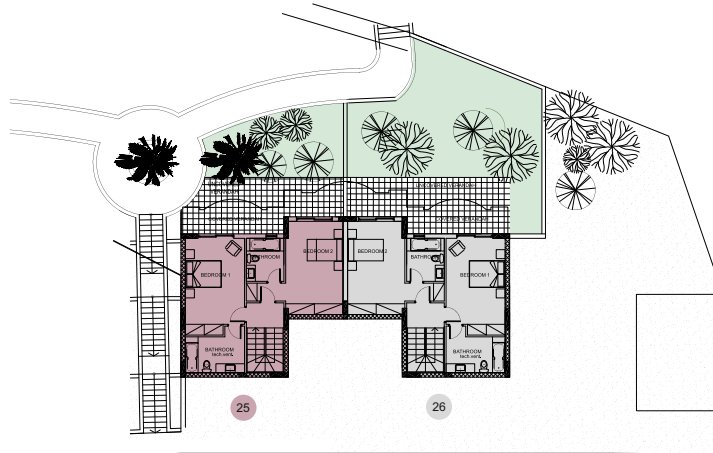
BLOCK 12

UNITS 25 / 26 / 225
3 BEDROOM APARTMENT AND 2 BEDROOM MAISONNETTES

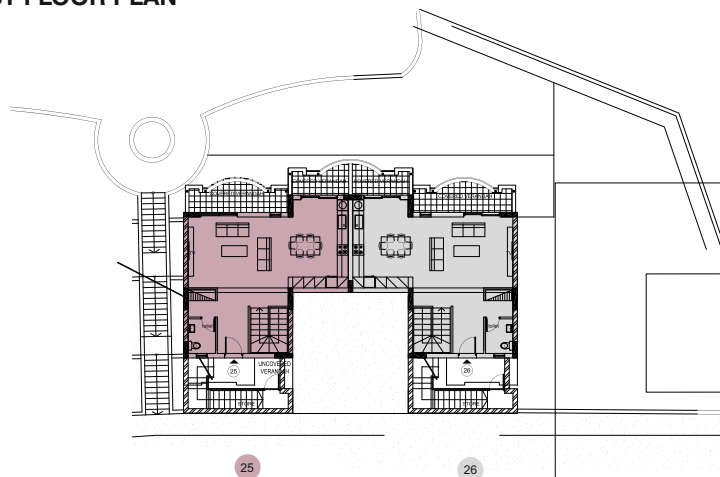
APARTMENT &
MAISONNETTES



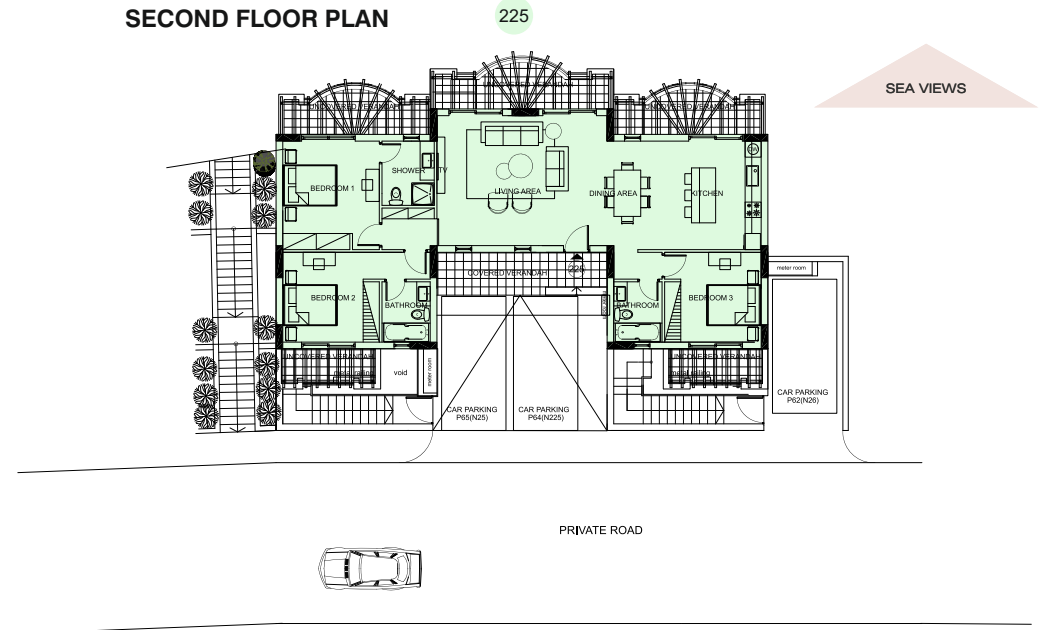
GROUND FLOOR PLAN



FIRST FLOOR PLAN



SECOND FLOOR PLAN



Rev. Date (Architectural Department): 14 / 10 / 25 - Rev. No (Architectural Department): 3.2

