

The image is a dark, monochromatic architectural rendering of a modern, curved residential building. The building features multiple levels with balconies and large windows, curving around a central area. Several tall palm trees are scattered throughout the scene, some in the foreground and others behind the building. In the lower foreground, a few people are visible walking, and a car is parked. The overall aesthetic is clean and contemporary.

# Habitat

URBAN CONTEMPORARY HOUSING

Agios Georgios - Larnaka

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# Location

Habitat is situated on Griva Digeni Avenue, in Ayios Georgios area. The prime location of Habitat offers residents easy access in and out of the two residential towers. It is a crossroad for entering the city centre and exiting towards the main highway network system which links Larnaka to other major cities and destinations in Cyprus. Amenities are in abundance in the surrounding area.

Habitat is located across Ayios Georgios high school. Retail shops, restaurants and local authorities are in a less than 5-minute driving radius.



# Habitat, welcome home.

Habitat offers urban,  
contemporary city housing  
for residents to feel serenely  
at home.

The flowing, linear facade invites residents to escape the city and unwind in their very own habitat. Take in the incredible views, or enjoy moments with family and friends in the landscaped common grounds and dining areas. Start the day in peace with a morning getaway in the underground retreat and meditation space.

The linear design and cylindrical curves of Habitat combine to become the façade of the two towers which accumulate into a clean, step-like frontage of more than 100 meters. Escaping the hustle and bustle of the city along Griva Digeni Avenue and

comprising of two residential towers, Tower A and Tower B, space is abundant with 9 and 12 floors, respectively.

Landscaped gardens form bridges connecting Tower A and Tower B at alternating levels and are for the exclusive enjoyment of Habitat residents in the three-bedroom units, while the net interior covered areas of the project are considerably larger to the average corresponding properties in the market.





Radisson Hotel

Supermarket

Port

Shops centre  
Restaurants

Private school

Shops centre  
Restaurants

Shops centre  
Restaurants

Larnaka Marina

Beach

Restaurants  
Bars

Shops centre  
Restaurants

Finikudes

MEDITERRANEAN SEA

Restaurants  
Bars

Makenzy





Habitat,  
welcome home.





## Tower A

- + 8 residential floors + 1 mechanical floor
- + 32 apartments
- + 8 one-bedroom apartments (71 m<sup>2</sup>)
- + 16 two-bedroom apartments (112-123 m<sup>2</sup>)
- + 8 three-bedroom apartments (136 m<sup>2</sup>)

## Tower B

- + 12 floors
- + 48 apartments
- + 12 one-bedroom apartments (72 m<sup>2</sup>)
- + 24 two-bedroom apartments (110-134 m<sup>2</sup>)
- + 12 three-bedroom apartments (143 m<sup>2</sup>)



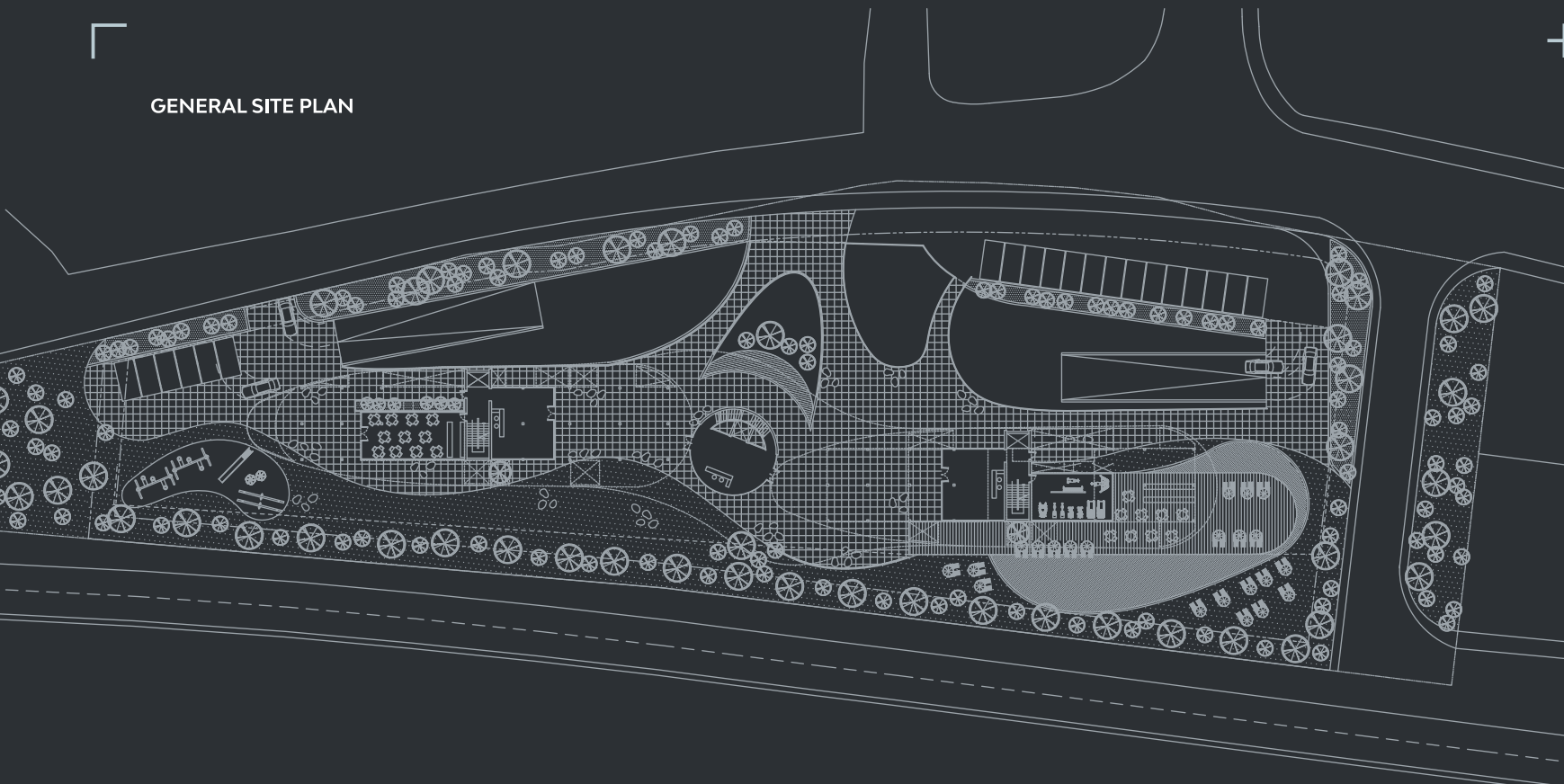
## Common areas

- + Three entrance lobbies
- + Common kitchen and dining area
- + Gym
- + Roof garden (Building A)
- + Outdoor pool and kids pool
- + Outdoor bar
- + Playground
- + Meditation Room (Underground retreat)
- + 100 parking spaces

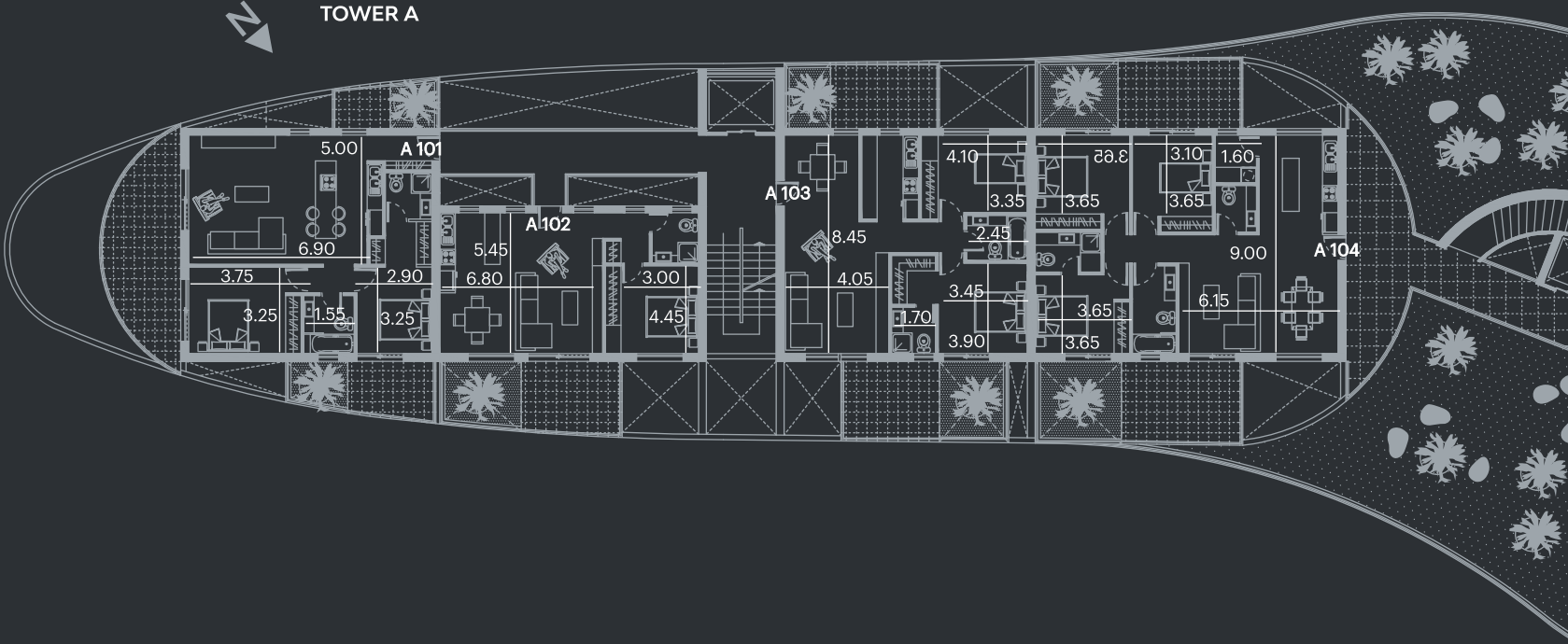




GENERAL SITE PLAN



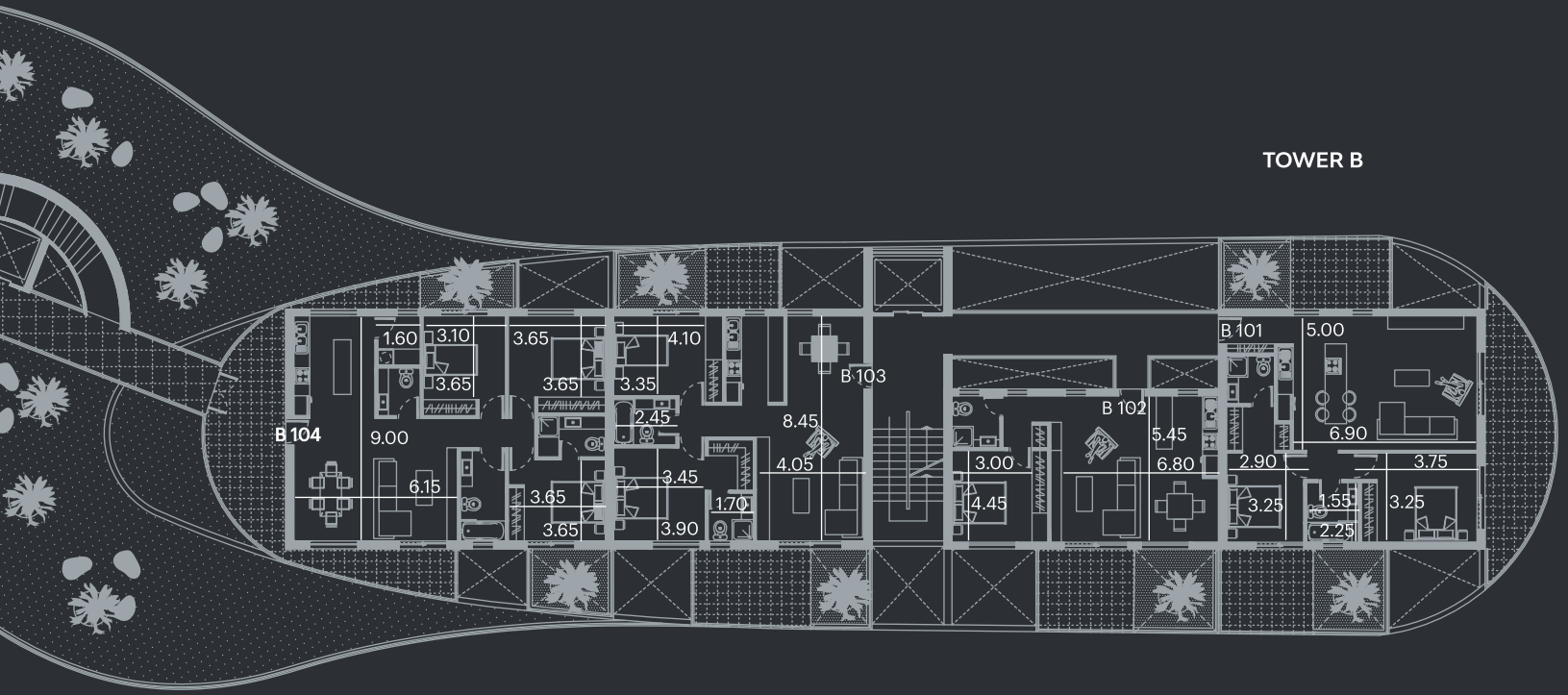
TOWER A



LEVELS	APARTMENTS								BEDROOMS	BATHROOMS	TOTAL AREAS m <sup>2</sup>
	101	201	301	401	601	701	801	901			
1-2-3-4-6-7-8-9	101	201	301	401	601	701	801	901	2	2	123
	102	202	302	402	602	702	802	902	1	1	71
	103	203	303	403	603	703	803	903	2	2	112
	104	204	304	404	604	704	804	904	3	3	136



TOWER B



LEVELS	APARTMENTS	BEDROOMS	BATHROOMS	TOTAL AREAS m <sup>2</sup>
1-2-3-4-6-7-8-9	101 201 301 401 601 701 801 901 1001 1101 1201	2	2	134
10-11-12	102 202 302 402 602 702 802 902 1002 1102 1202	1	1	72
	103 203 303 403 603 703 803 903 1003 1103 1203	2	2	110
	104 204 304 404 604 704 804 904 1004 1104 1204	3	3	143













# Specifications

## 1. Building Structure:

use of reinforced concrete Grade C25 or above, according to (depending on) the structural design calculations. The structural design follows the European Standards and the seismic code.

## 2. Walls and Brickwork:

hollow thermal clay bricks are used according to Cyprus' Standards. Walls are internally plastered and externally rendered by 3 coats of plaster and 3 coats of paint.

## 3. Insulation:

(a) Moisture control: foundation and all concrete surfaces in contact with the ground as well as all balconies and roofs will be insulated against moisture.  
(b) Thermal Insulation: all exposed surfaces (walls & roof) will be thermally insulated

## 4. Finishes:

(a) External doors and Windows: Double-glazed aluminum frames  
(b) Internal doors: wooden door with melamine finish (oak or equivalent) and

aluminium framed glass doors

(c) Entrance Doors will be made of timber (Irocco or equivalent)

(d) Floors and Walls: full body ceramic tiles will be installed in all Living and kitchen areas. All bedrooms will have laminated parquet flooring. Ceramic tiles will be placed on all bathrooms and toilets floors and walls. Staircase will have a marble. All verandas will have anti-slip tiles (R11). All sills and thresholds will be marble.

## (e) Wardrobes & Kitchen

Units: All wardrobes and kitchen cupboards shown on the drawings, will be manufactured from melamine panels, with a soft closing mechanism.

(f) Sanitary Fittings: top quality sanitary products will be installed.

## 5. Electrical Installation:

All according to E.A.C. regulations, as shown on plans. Central T.V system is also included. In some areas there will be false ceiling with spot lights and hidden lighting.

## 6. Water Supply:

According to the plans with pipe in pipe system and

pressure system. Solar panels and 1000 liters capacity PVC water tank is included.

## 7. Cooling/ Heating:

A/C units (hot & cold) in each bedroom, and in all living areas.

## 8. Common Areas:

a. Car Parking and store rooms as per drawings  
b. Landscaping: Non-paved external areas to be landscaped and planted.

## NOTES

1. Prices quoted are the showroom retail prices, available only at Quality collaborator showrooms.

2. VAT is included in the prices.

3. Clients are entitled of carrying out any internal alterations with the approval of the Architect and subject to project progress.

Disclaimer:

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