

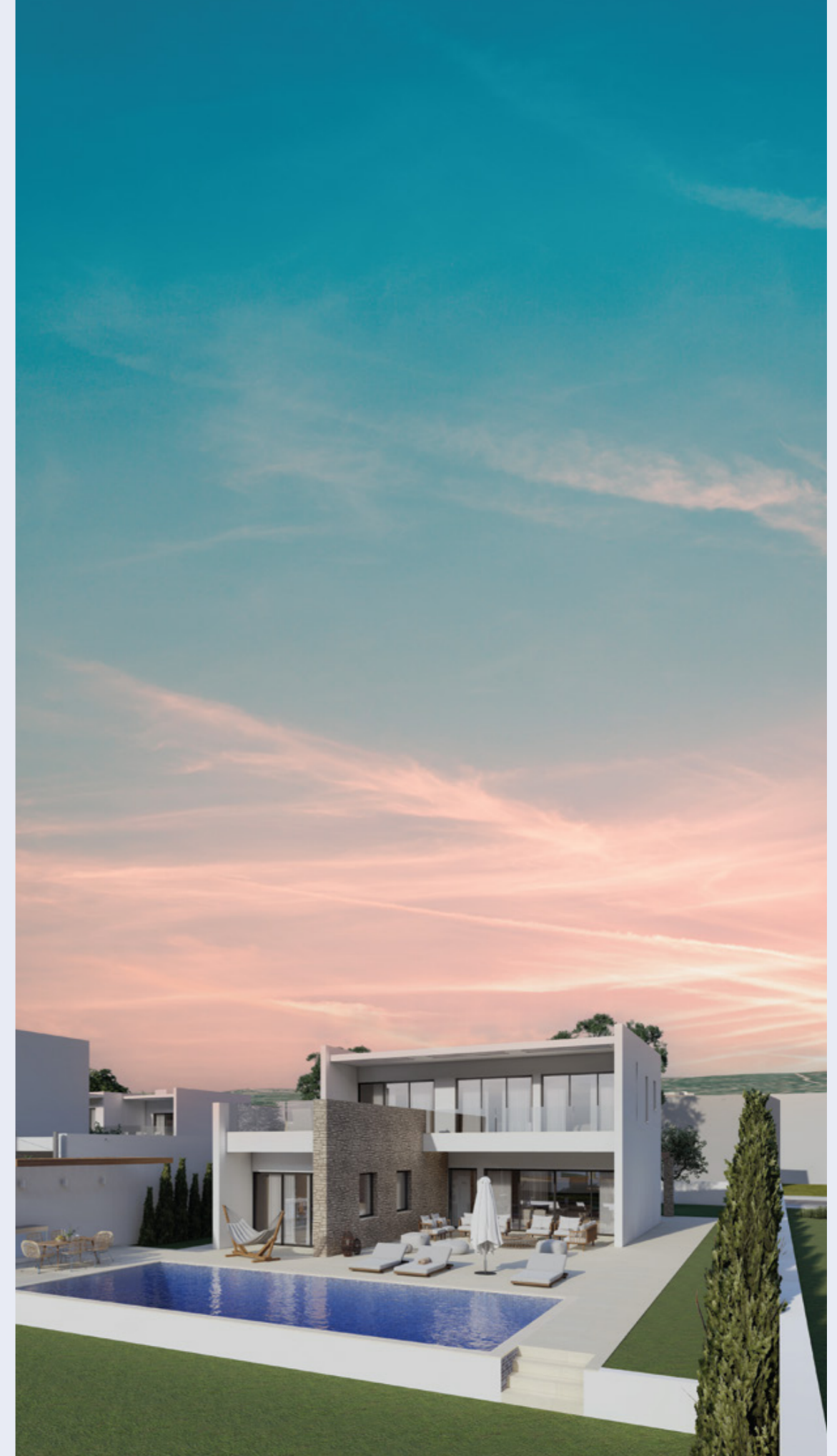
GEORGIANA 
RESIDENCES

BY KORANTINA HOMES

our concept

Located at St Georges area, at the edge of the Akamas Peninsula, Georgiana Residences 2, consists of four luxurious villas, each with a private pool and lush gardens.

The three-bedroom villas will be constructed to very high standards using only quality materials.

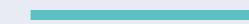




the inspiration

In addition to spacious open living and dining areas, fully equipped kitchens, luxurious en-suite bathrooms, and large windows, the villas offer spectacular views of Akamas.

Furthermore, Cap St Georges Hotel & Resort is just a short walk away and the villas are located near all amenities, such as a medical clinic, supermarket, and private schools.





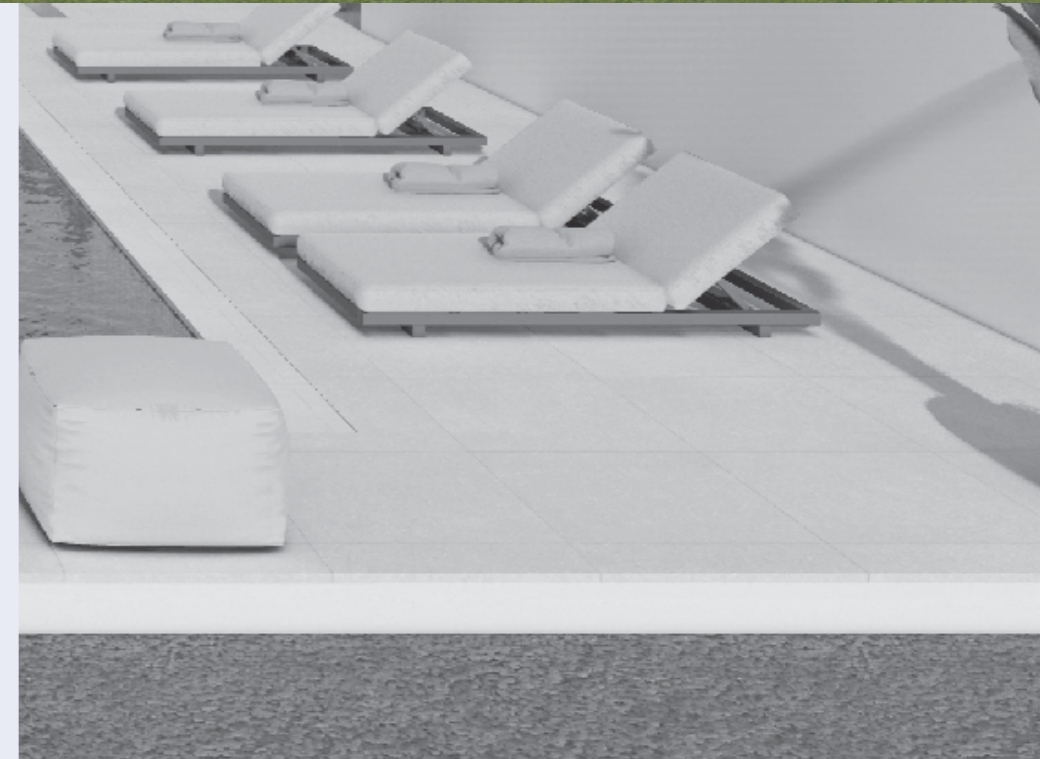
project overview

- ▶ Luxury villas
- ▶ Walking distance from the beaches and Akamas National Park
- ▶ Amazing sea and forest views
- ▶ Full service of Korantina Homes property management team
- ▶ Gated project
- ▶ Adjacent to our flagship Cap St Georges Hotel & Resort, with its countless sports facilities, bars, restaurants, spa, etc.

Adding more value to your future investment, the Georgiana Residences 2 project boasts a complete range of property management services provided by the Korantina Homes team

exterior





interior



location

GEORGIANA RESIDENCES 2



amenities

- | | | |
|----|-------------------------------|--------|
| 1 | Cap St Georges Hotel & Resort | 3 min |
| 2 | Coral Residences | 8 min |
| 3 | Coral Bay | 8 min |
| 4 | Restaurants & Bars | 3 min |
| 5 | Supermarket | 5 min |
| 6 | Pharmacy | 5 min |
| 7 | Medical Centre | 5 min |
| 8 | Private School | 3 min |
| 9 | George's Horse Ranch | 3 min |
| 10 | Port of Saint George | 3 min |
| 11 | Akamas Peninsula | 0 min |
| 12 | Beach | 2 min |
| 13 | Paphos International Airport | 35 min |

13 →

the masterplan

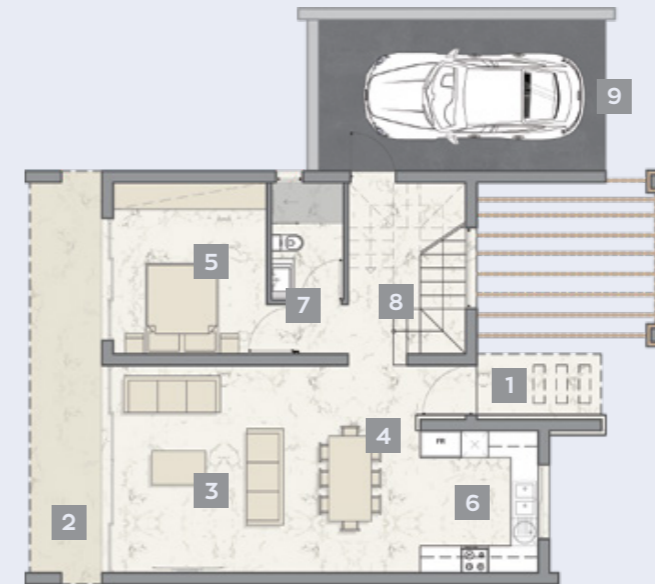


architectural plans

villa No. 01

ground floor

- | 1. covered entrance | 2. covered veranda
- | 3. living room | 4. dining area | 5. bedroom | 6. kitchen
- | 7. guest bathroom | 8. stairs | 9. covered parking



first floor

- | 1. covered veranda
- | 2. ensuite bedroom | 3. master bedroom
- | 4. stairs



villa No. 02 & 03

ground floor

- | 1. covered entrance | 2. covered veranda | 3. living room
- | 4. dining area | 5. bedroom | 6. kitchen | 7. guest bathroom | 8. stairs | 9. covered parking



first floor

- | 1. covered veranda
- | 2. master bedroom | 3. ensuite bedroom
- | 4. stairs



villa No. 04

ground floor

- | 1. covered entrance | 2. covered veranda | 3. living room
- | 4. dining area | 5. master bedroom | 6. kitchen | 7. guest bathroom | 8. stairs | 9. covered parking



first floor

- | 1. covered veranda
- | 2. ensuite bedroom | 3. stairs



why Cyprus



QUALITY OF LIFE

- One of the best climates worldwide
- Top 5 safest country in the world
- Top 4 best retirement destination globally
- Most blue flag beaches per capita in the EU (Eurostat)
- Pollution-free environment
- English widely spoken
- Excellent education system
- First Class health care services
- Hospitable and friendly people

POSITIVE ECONOMIC OUTLOOK

- Robust GDP growth
- One of the fastest growing EU Economies
- Positive macroeconomic forecasts
- Great investment opportunities

ATTRACTIVE TAX REGIME

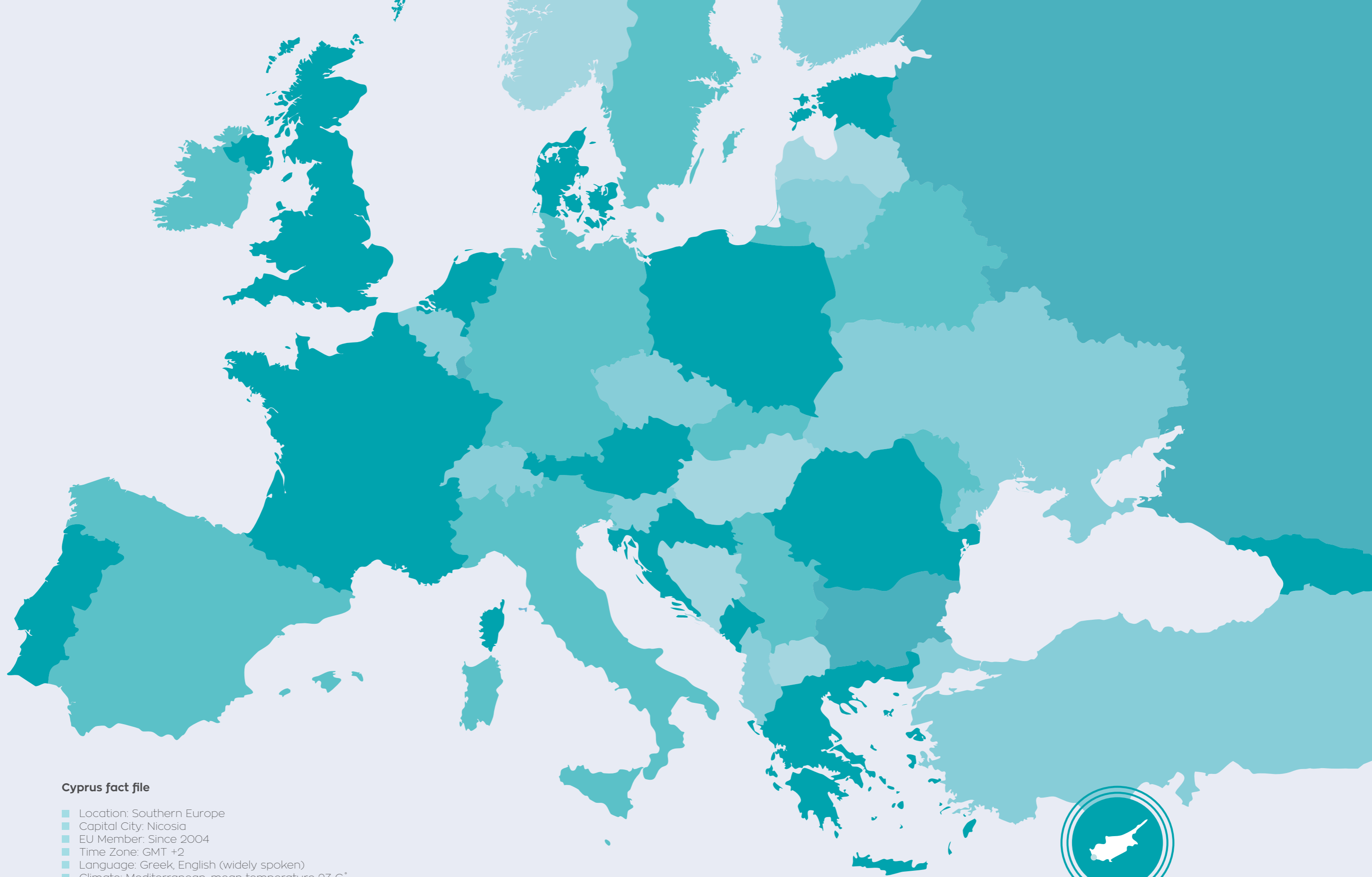
- One of the lowest corporate tax rates in the EU at 12.5%
- An attractive Double Tax Treaty Network covering more than 60 countries
- Access to all EU Tax Directives
- Dividend income exemption based on relaxed conditions
- An attractive personal tax regime for international professionals and non-domiciled individuals
- No succession or inheritance taxes
- No immovable property taxes
- One of the most favorable tax systems in the world

ACCESS TO MARKETS

- Full access to European Markets
- Access to 40+ EU trade agreements
- A member of the Eurozone since 2008
- Geostrategic position
- Proximity and easy access to major markets

FRIENDLY BUSINESS & LEGAL ENVIRONMENT

- Strong business support services
- The legal system is closely aligned to the English common law legal system
- Frequently updated to meet investors' changing needs
- Strong protection for investment and intellectual property (IP)
- Establishing a business is simple and fast
- Properties are freehold
- Immigration benefits through Cyprus properties



Cyprus fact file

- Location: Southern Europe
- Capital City: Nicosia
- EU Member: Since 2004
- Time Zone: GMT +2
- Language: Greek, English (widely spoken)
- Climate: Mediterranean, mean temperature 23 C°
- Population: 1,251,488
- Currency: Euro (EUR)

