

avakas



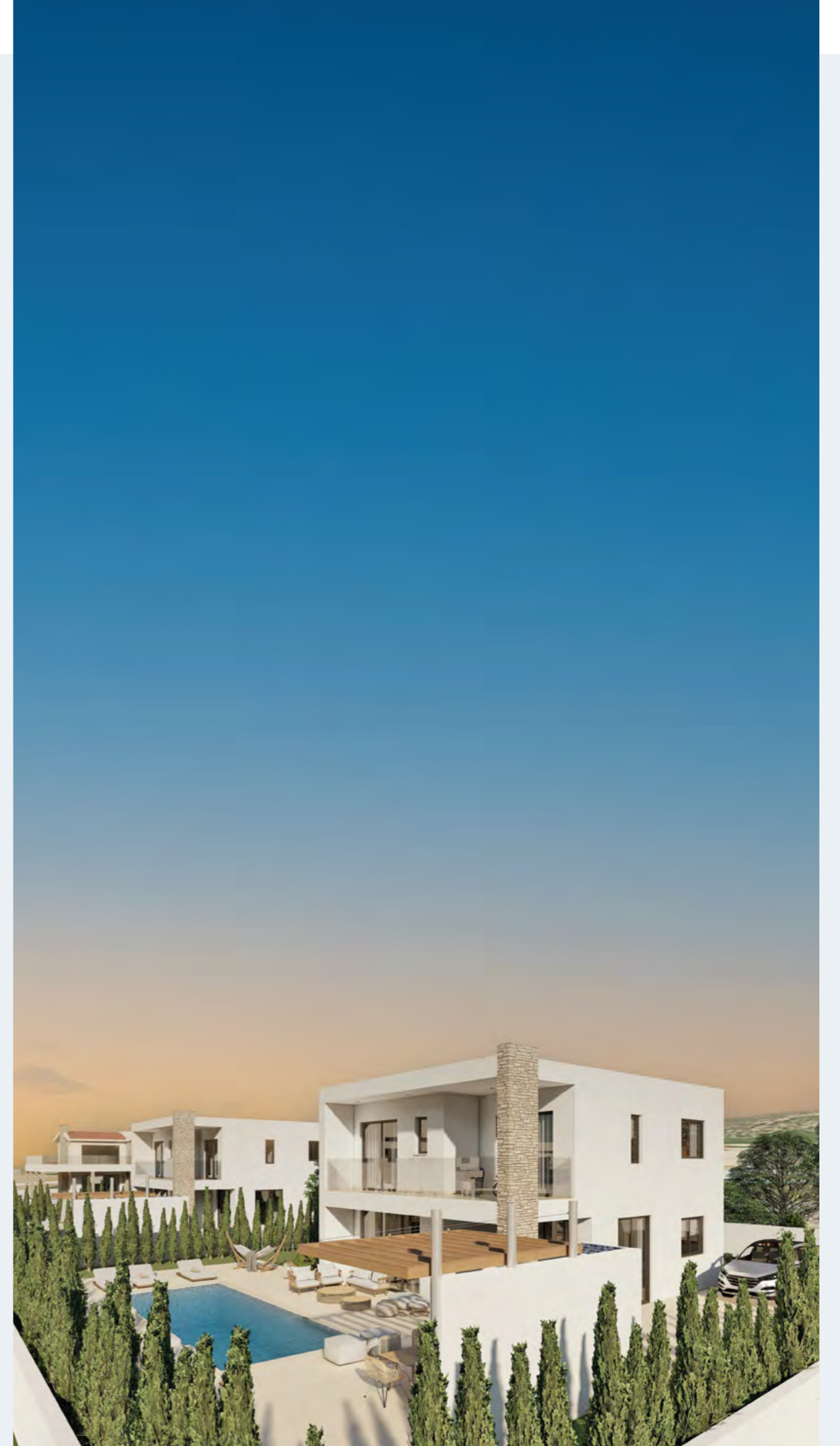
## our concept

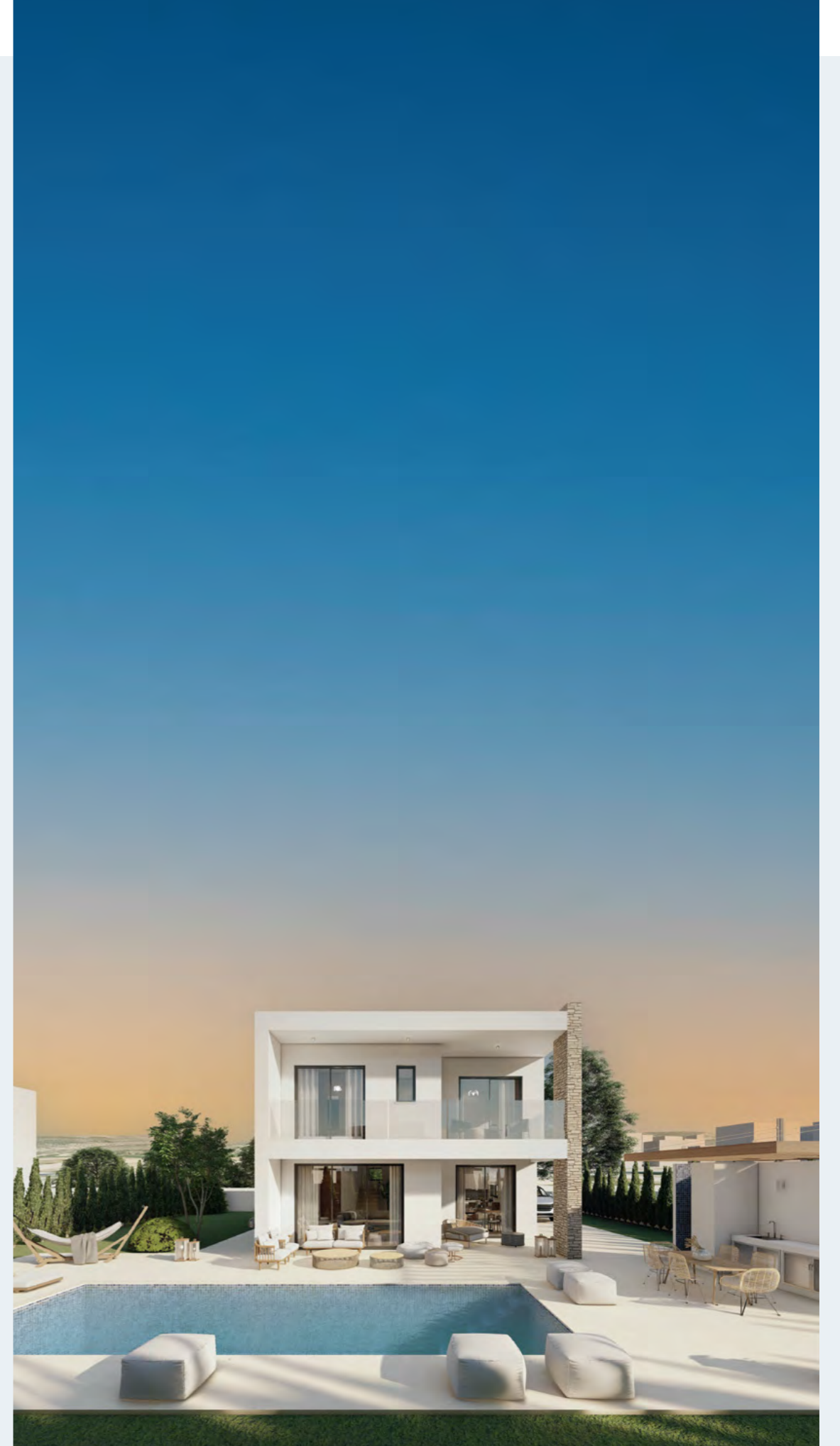
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Situated next to the Akamas Peninsula, these three and four bedroom villas offer privacy and enjoy superb views of the Mediterranean coastline and greenery. Each villa is individually designed, with its private pool, offering optimum stylish living.

An excellent investment opportunity that is ideal for a permanent or holiday home. The two beaches (St George and Akamas) are just a 10-minute walk away and the TLC Private English School is only a 5-minute walk away.

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## project overview

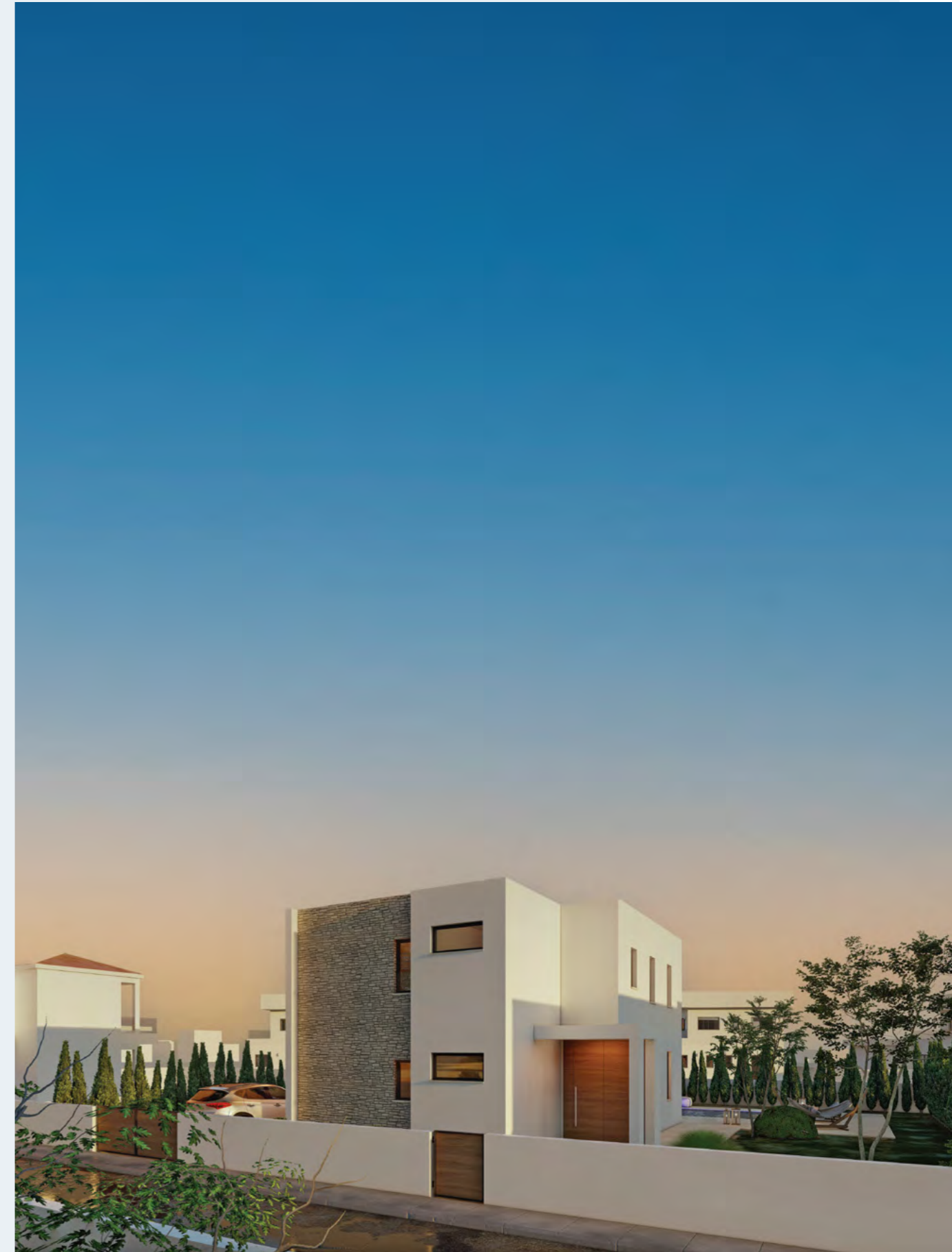
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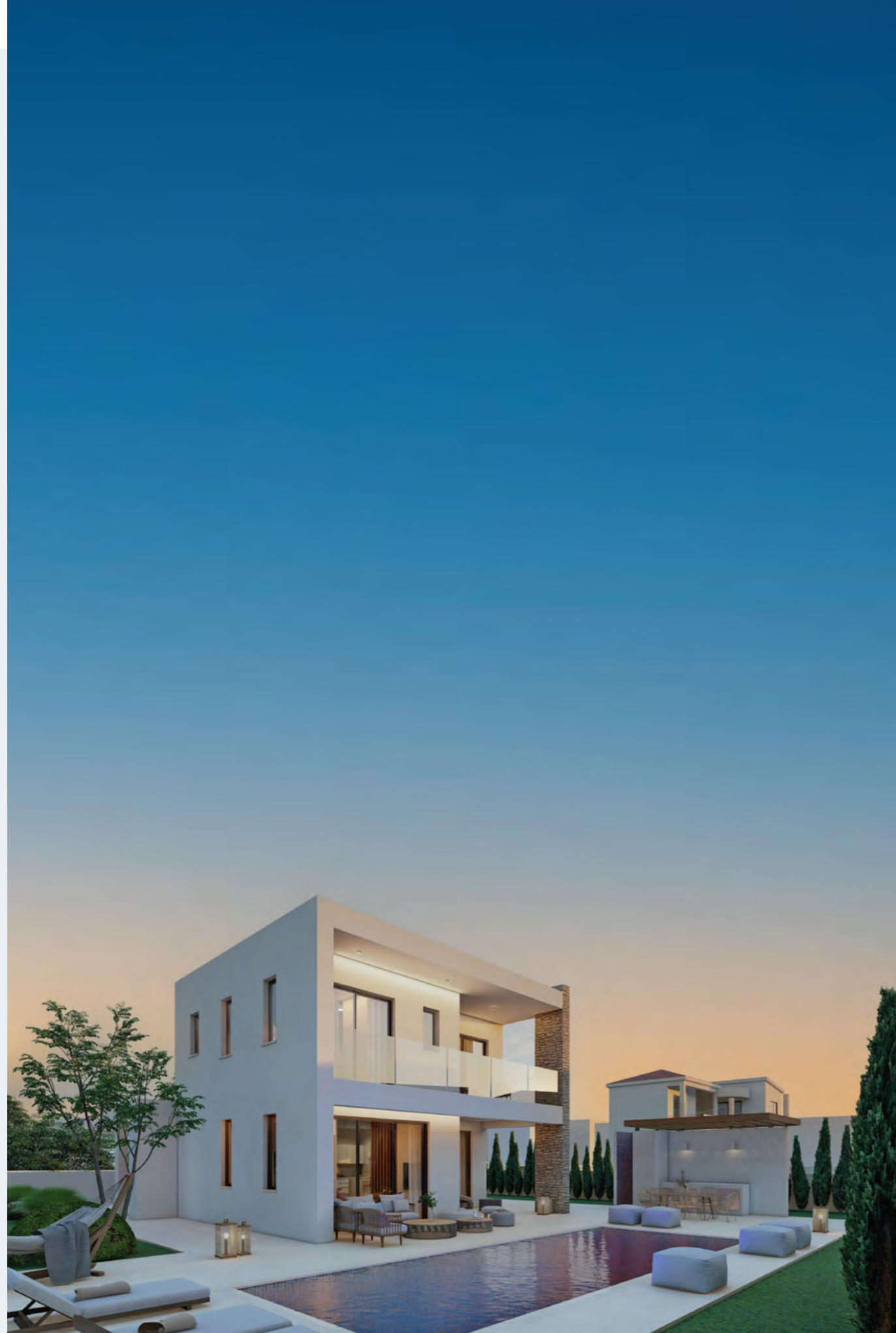
- ▶ Luxury villas
- ▶ Walking distance from the beaches and Akamas National Park
- ▶ Amazing sea and forest views
- ▶ Full service of Korantina Homes property management team
- ▶ Gated project
- ▶ Next to our flagship Cap St Georges Hotel & Resort, with its countless sports facilities, bars, restaurants,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

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

# exterior





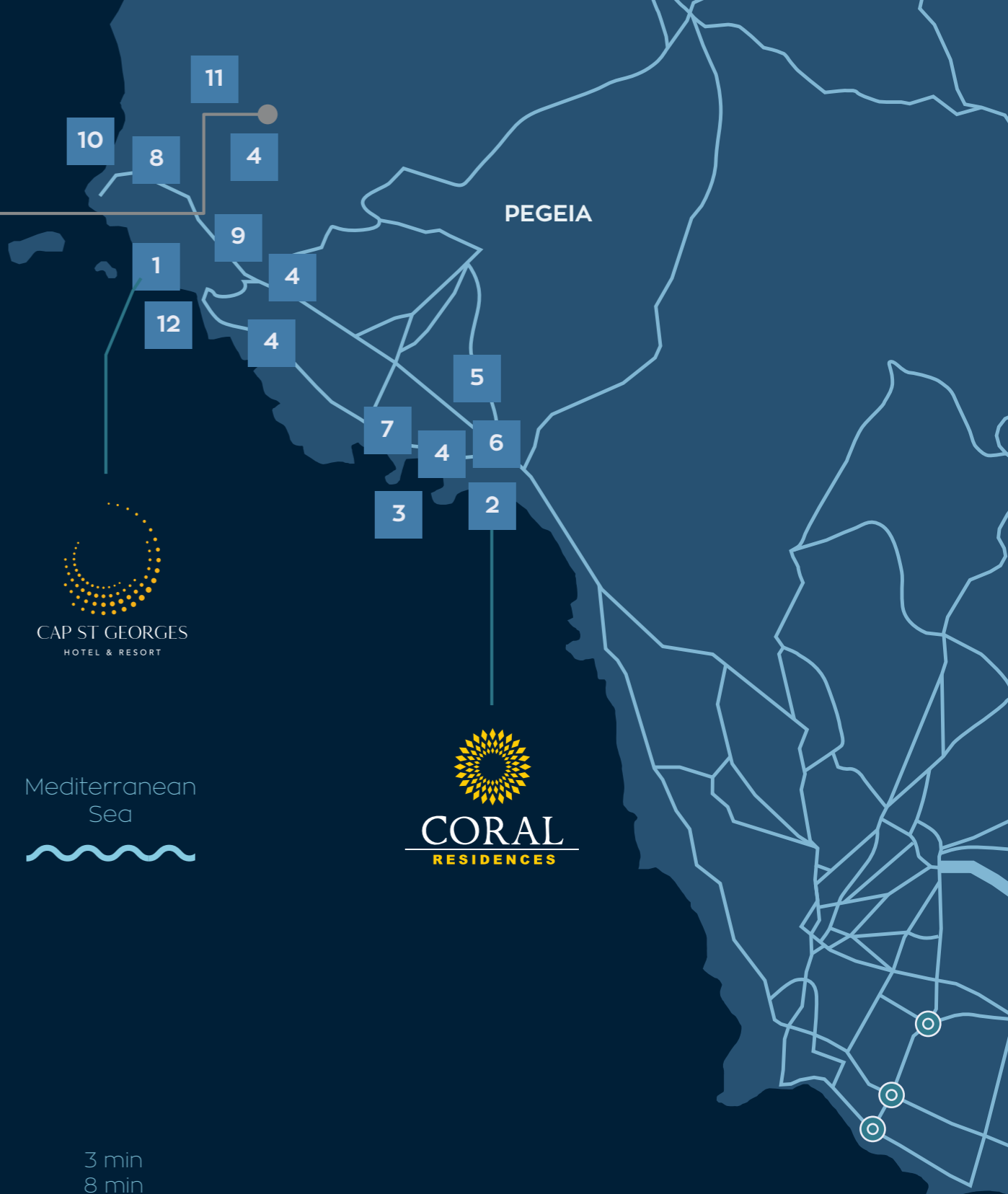
interior



## location

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CAP ST GEORGES  
HOTEL & RESORT

Mediterranean  
Sea

CORAL  
RESIDENCES

## amenities

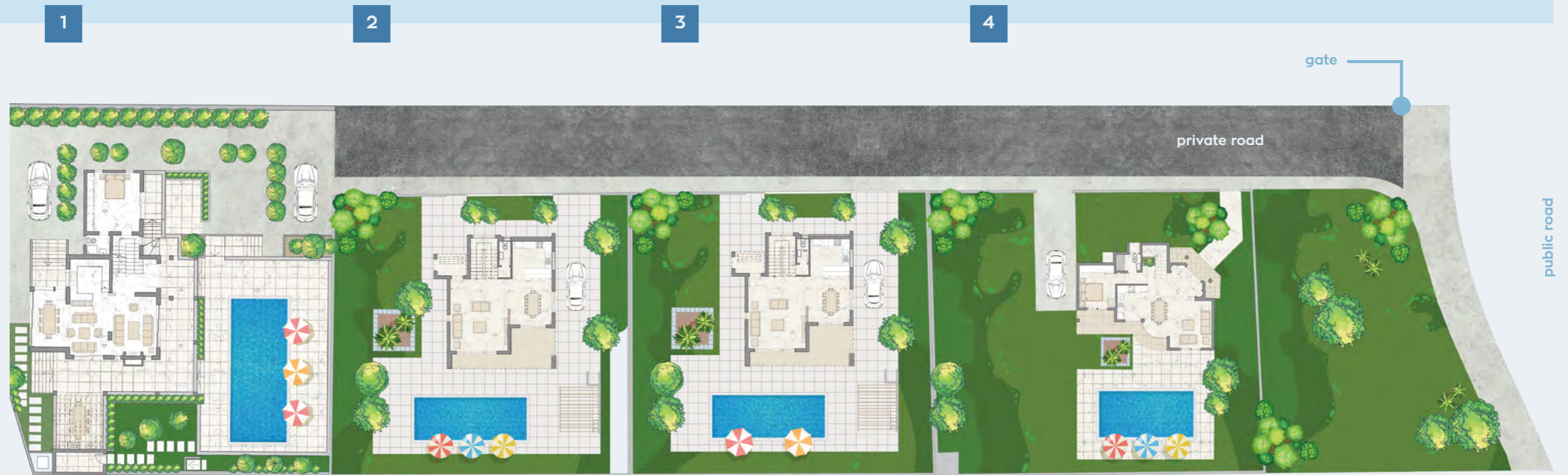
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- |    |                               |        |
|----|-------------------------------|--------|
| 1  | Cap St Georges Hotel & Resort | 3 min  |
| 2  | Coral Residences              | 8 min  |
| 3  | Coral Bay                     | 8 min  |
| 4  | 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 |

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# the masterplan

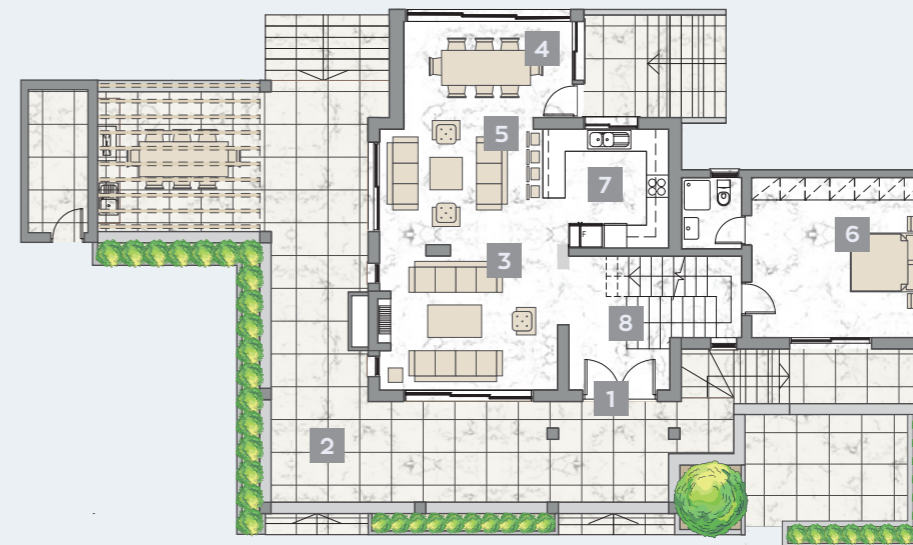


# architectural plans

## villa No. 01

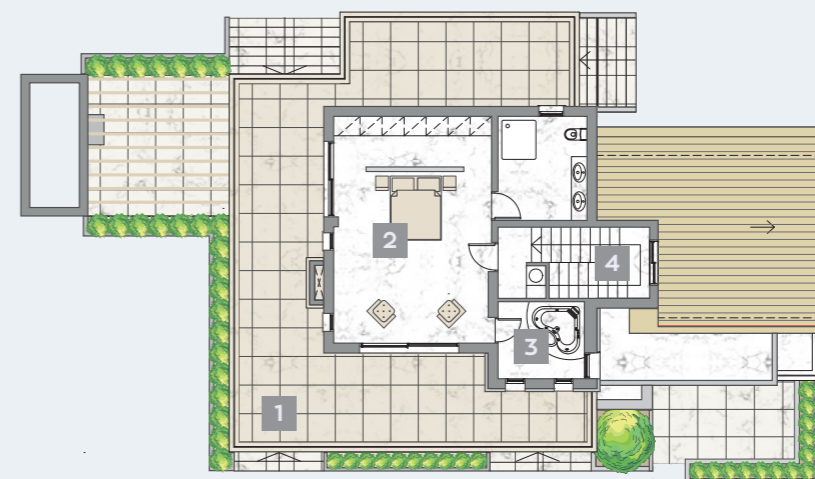
### ground floor

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



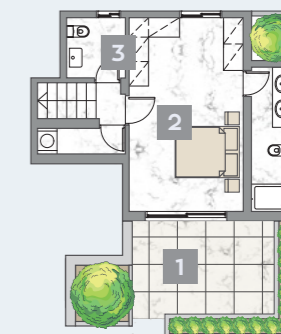
### first floor

- | 1. uncovered veranda
- | 2. master bedroom | 3. jacuzzi
- | 4. stairs



### lower floor

- | 1. uncovered veranda
- | 2. ensuite bedroom
- | 3. guest bathroom



# villa No. 02 & 03

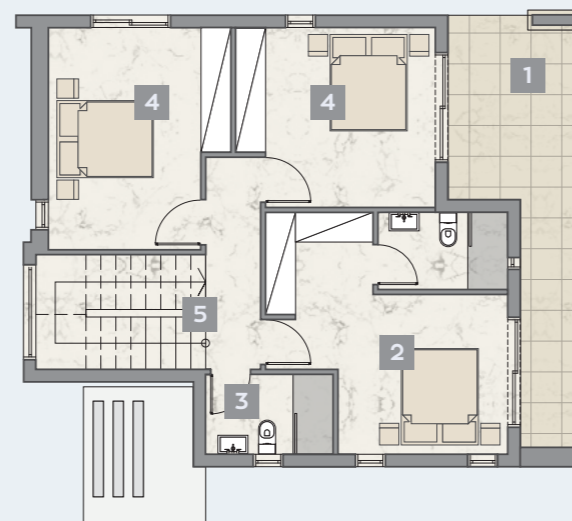
## ground floor

- | 1. covered entrance | 2. covered veranda | 3. living room  
| 4. dining area | 5. kitchen | 6. stairs



## first floor

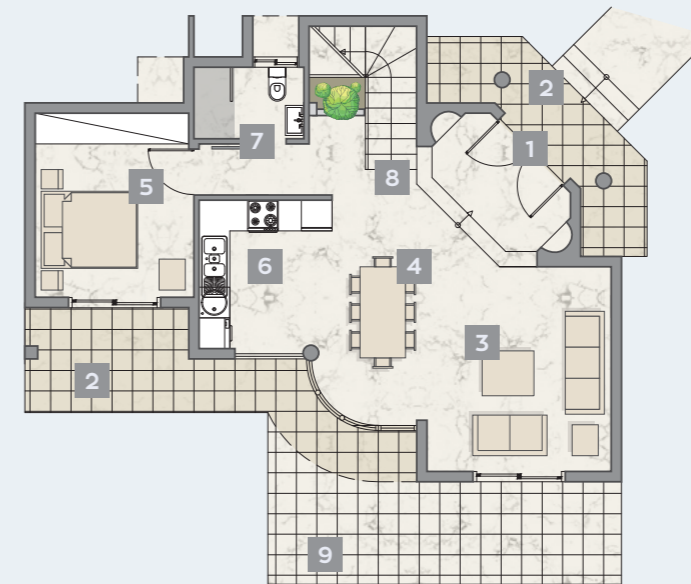
- | 1. covered veranda | 2. master bedroom  
| 3. guest bathroom | 4. bedroom  
| 5. stairs



# villa No. 04

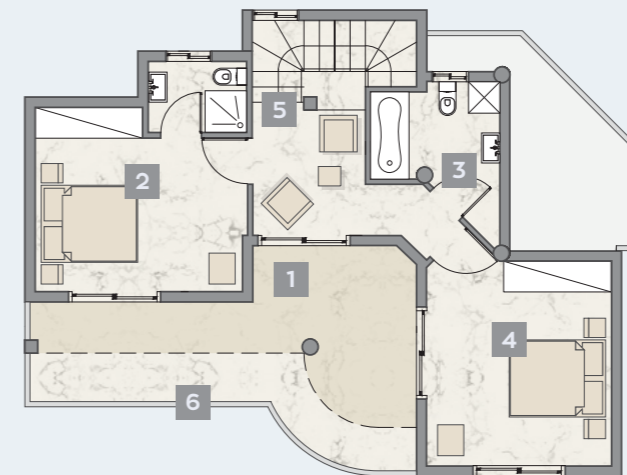
## ground floor

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



## first floor

- | 1. covered veranda | 2. master bedroom | 3. guest  
bathroom | 4. bedroom | 5. stairs  
| 6. uncovered veranda



# why Cyprus

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## 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

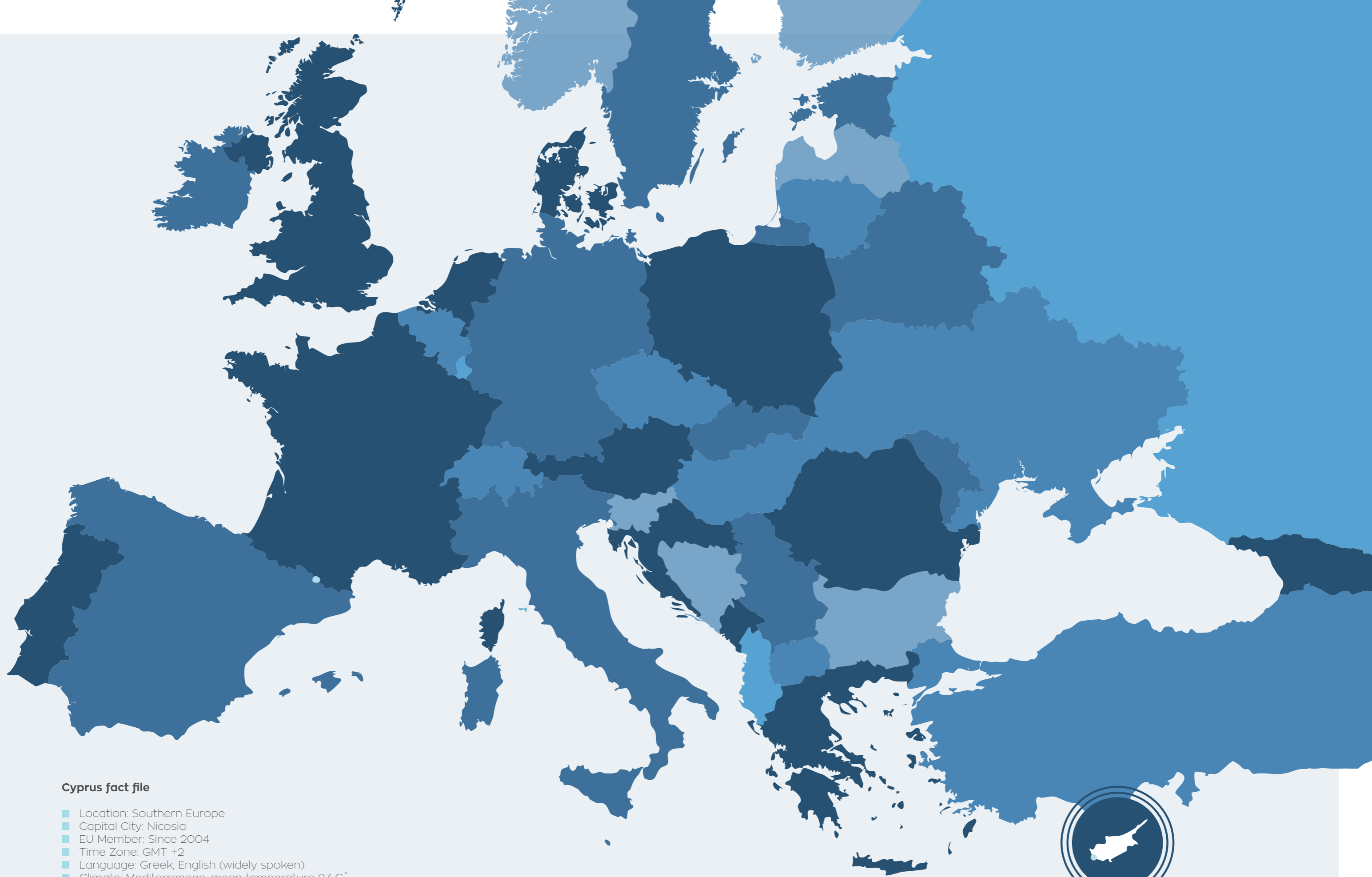
- One of the lowest corporate tax rates in the EU at 12.5%
- An attractive Double Tax Treaty Network covering more than 60 countries
- Access to all EU Tax Directives
- Dividend income exemption based on relaxed conditions
- An attractive personal tax regime for international professionals and non-domiciled 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)



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