

IBC Tower
CYPRUS

IBC Tower

Investment Immigration Program

A modern commercial and residential tower with the highest specification standards.

IBC Tower is centrally located on Apostolou Pavlou Avenue, between Paphos city center and Kato Paphos, just 5 minutes' drive in either direction.

Apostolou Pavlou Avenue is one of the most commercialize streets in Paphos as it connects the city center to the 'main strip' of Kato Paphos tourist area. It is surrounded with commercial businesses, which include, shops, offices, Coffee Shops and banks.

IBC Tower consists of:

- Land Area - 592m²

Building Level Areas

- Basement Level - 307m² with a total of 7 covered parking spaces
- 1st Level - Show Room - 250m² with a total of 6 open-parking spaces
- Mezzanine Level - Show Room Area - 125m²
- 2nd Level - 3 Bed Apartment 239m²
- 3rd Level - 3 Bed Apartment 178.8m²
- 4th & 5th - 3 Bed Penthouse with Roof garden and Swimming pool 295.5m²
- Total Covered building Area 1107.8 m²
(covered and uncovered verandas are not included)

This project represents an ideal investment opportunity for Cyprus immigration programs.




IBC Tower Consist of:									
Level	Area	Cov. Inter. Area m2	Cov. Veranda m2	Uncov. Veranda m2	Swim. Pool	Store	Bed	Total Area m2	Cov. Parking
-1	Parking	307						307	
1	Show Rm	250						250	1
M*	Show Rm	125						125	
201	Apartment	131	28	75		5	3	239	2
301	Apartment	133	28	9		8.8	3	178.8	2
401	Penthouse with Roof Garden	133	28	122	1**	12.5	3	295.5	2
	Roof Garden	2.5		119				121.5	

* Mezzanine, ** 3.5X6



Project Location

- Prime Location in the City Centre
- Key Commercial Area
- Walking distance to the City Centre
- Public Kindergarten, Elementary School and High School with proximity
- Walking Distance to all amenities
- 200m from Kings Avenue Mall.

	20 km
	500 m
	3.5 km
	2 km
	2.5 km



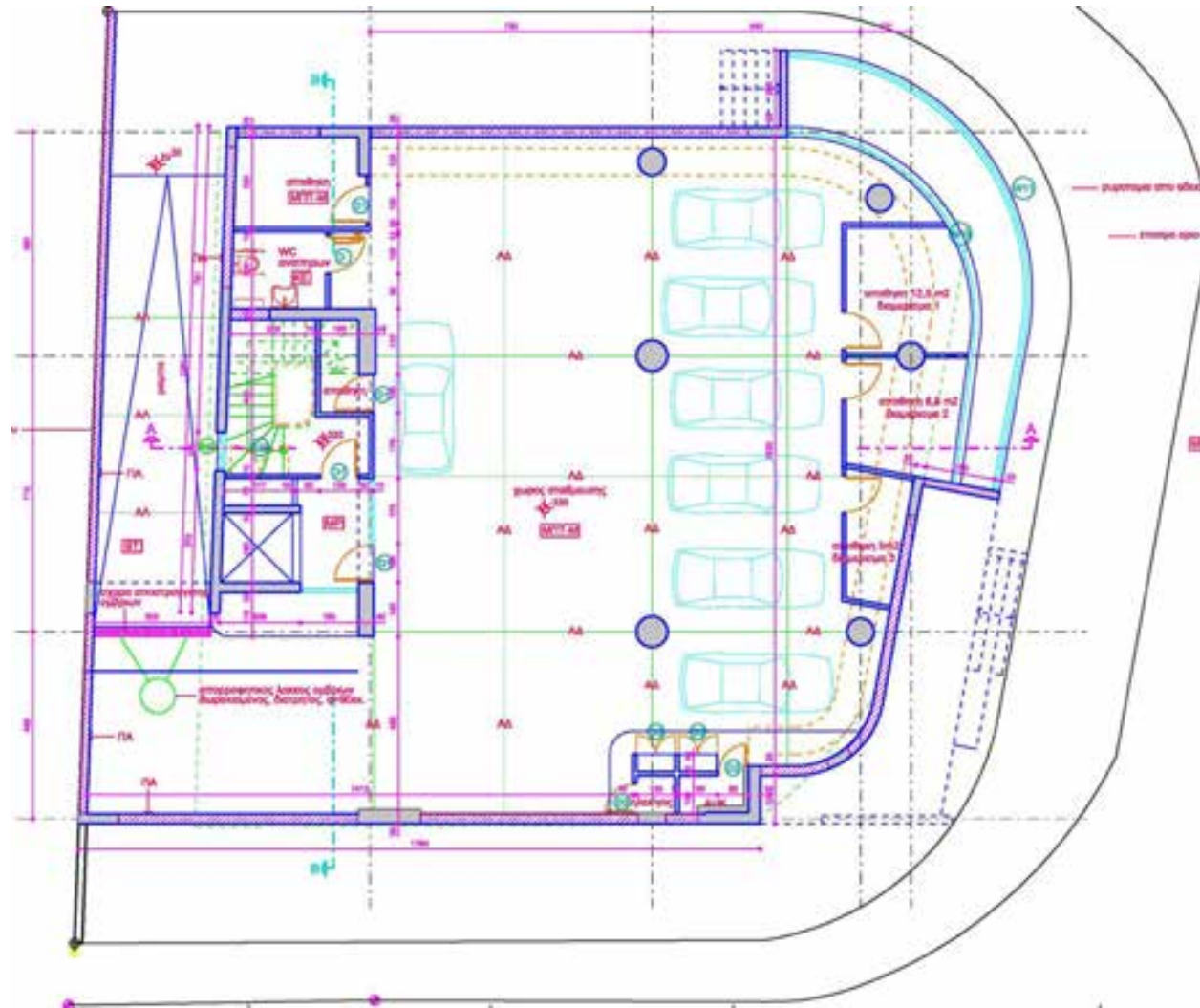




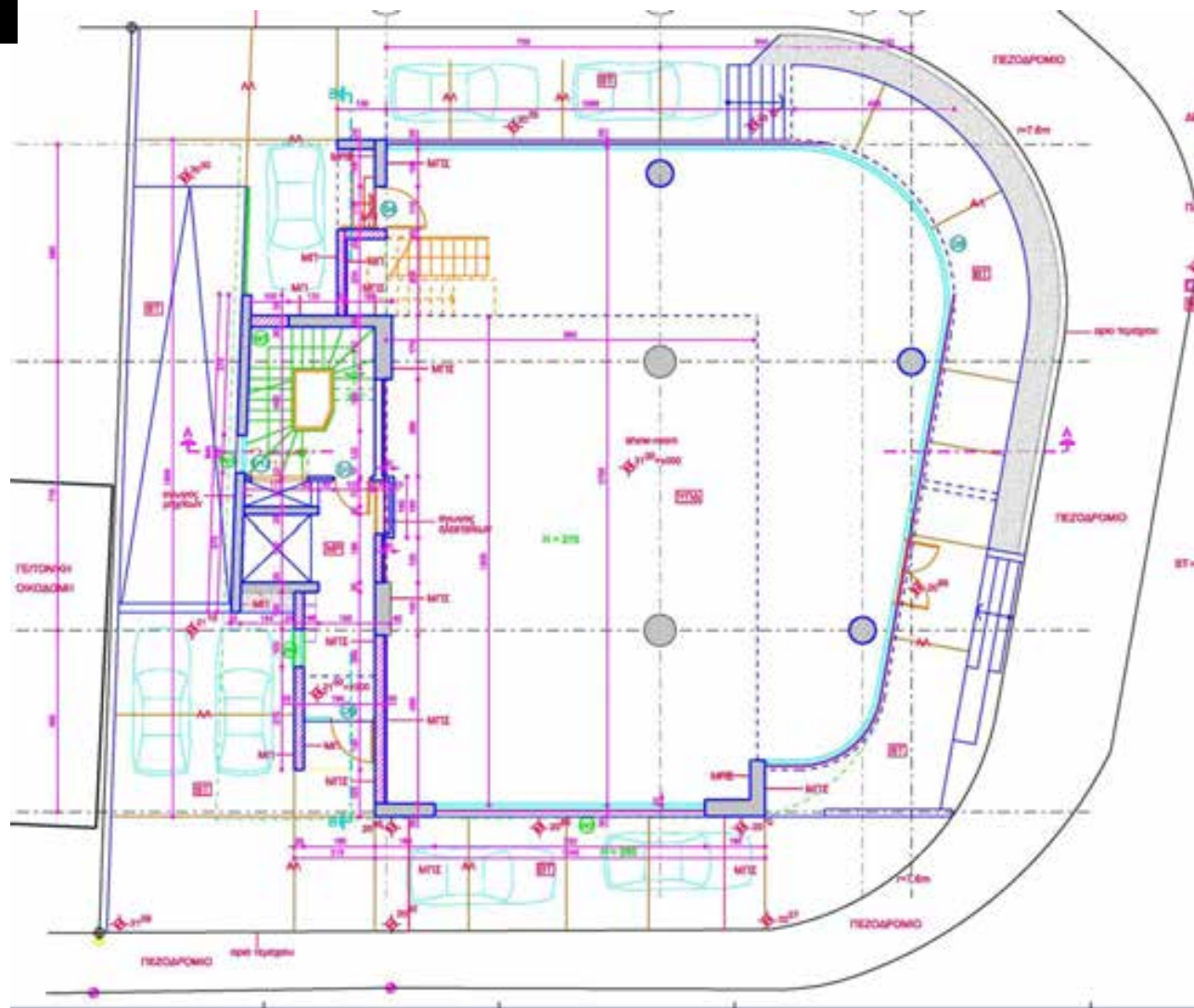




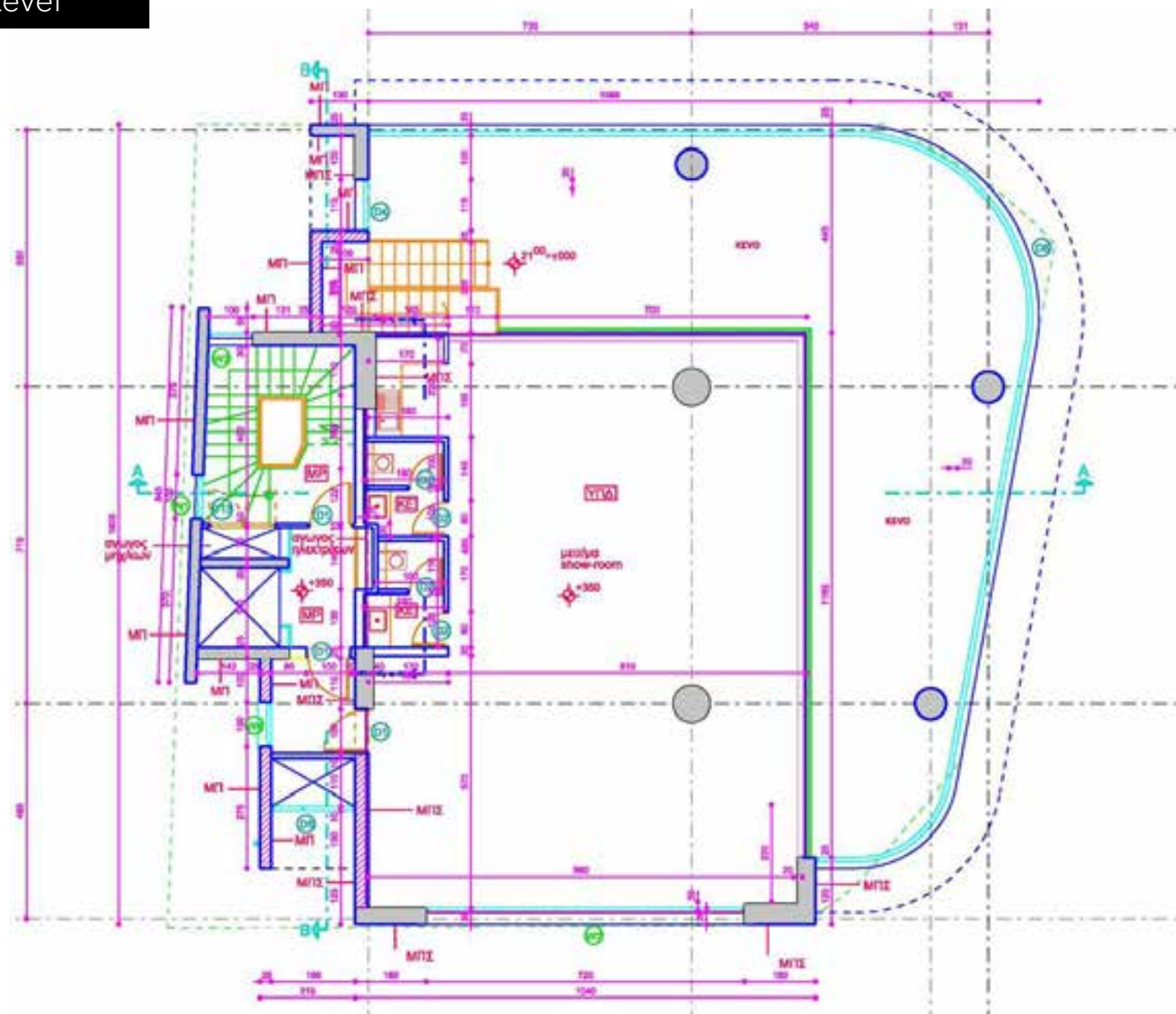
Plans | Basement Level



Plans | 1st Level
Show Room



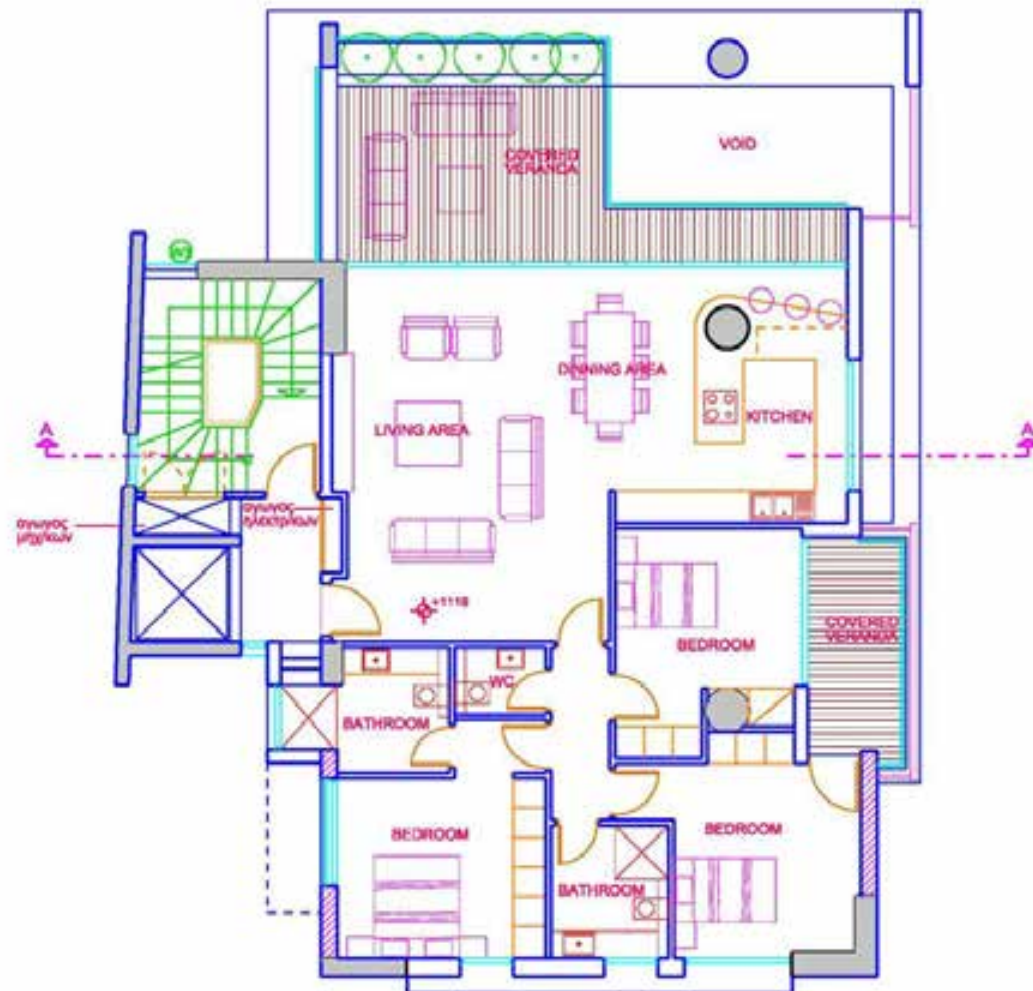
Plans | Mezzanine Level



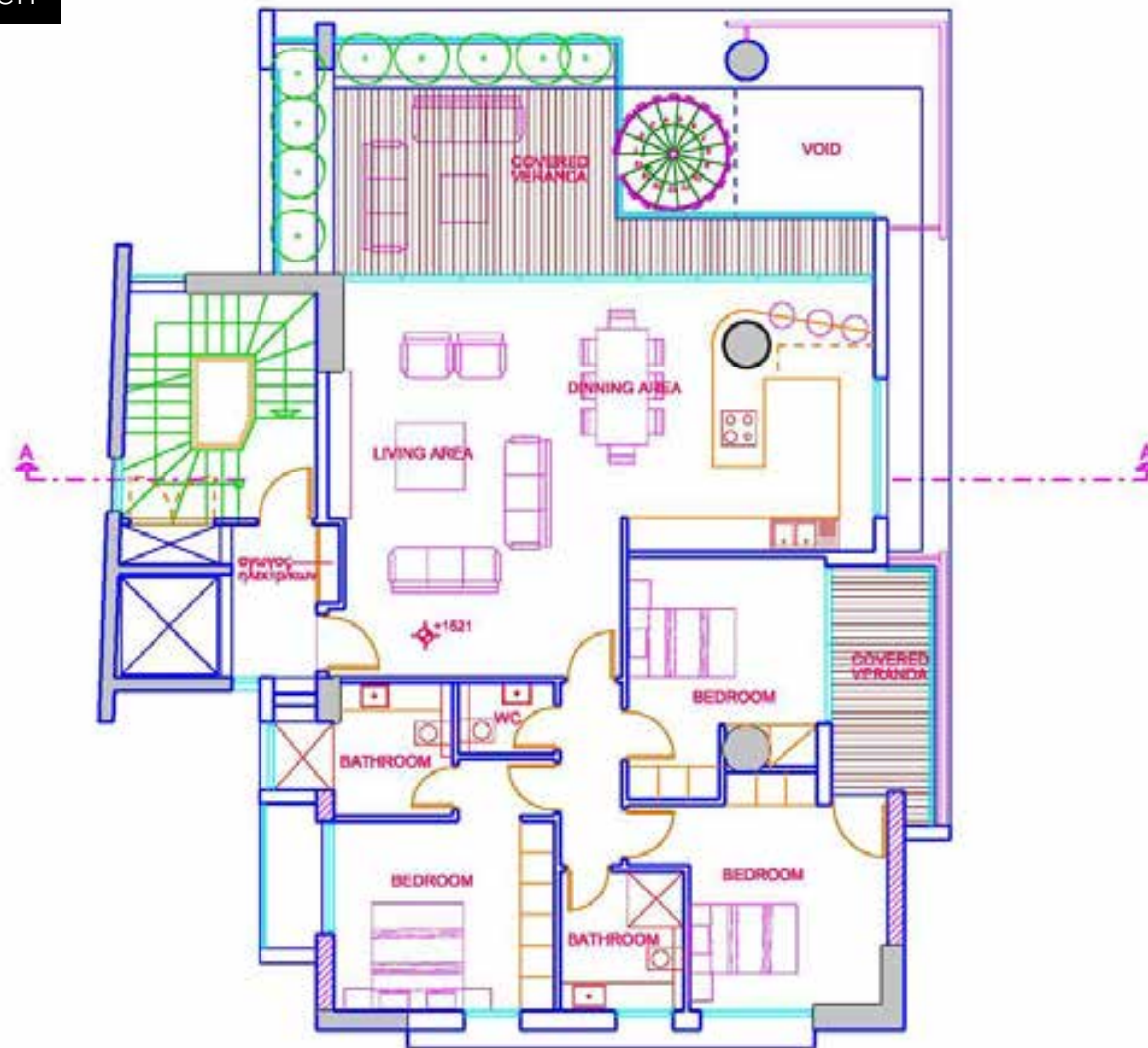
Plans | 2nd Level
3 Bed Apartment



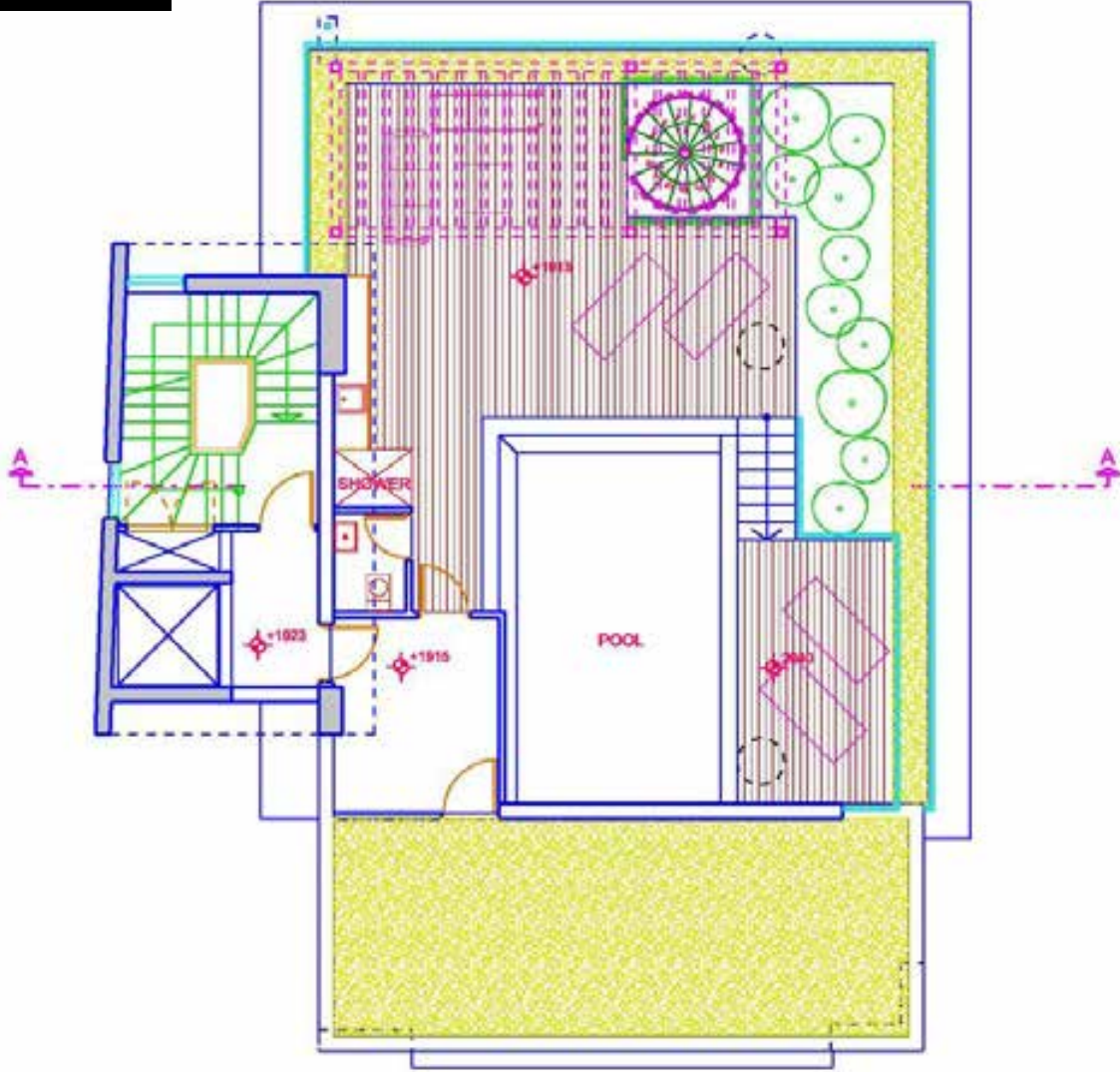
Plans | 3rd Level
3 Bed Apartment



Plans | 4th Level
3 Bed Penthouse with Roof Garden



Plans | 5th Level
Roof Garden



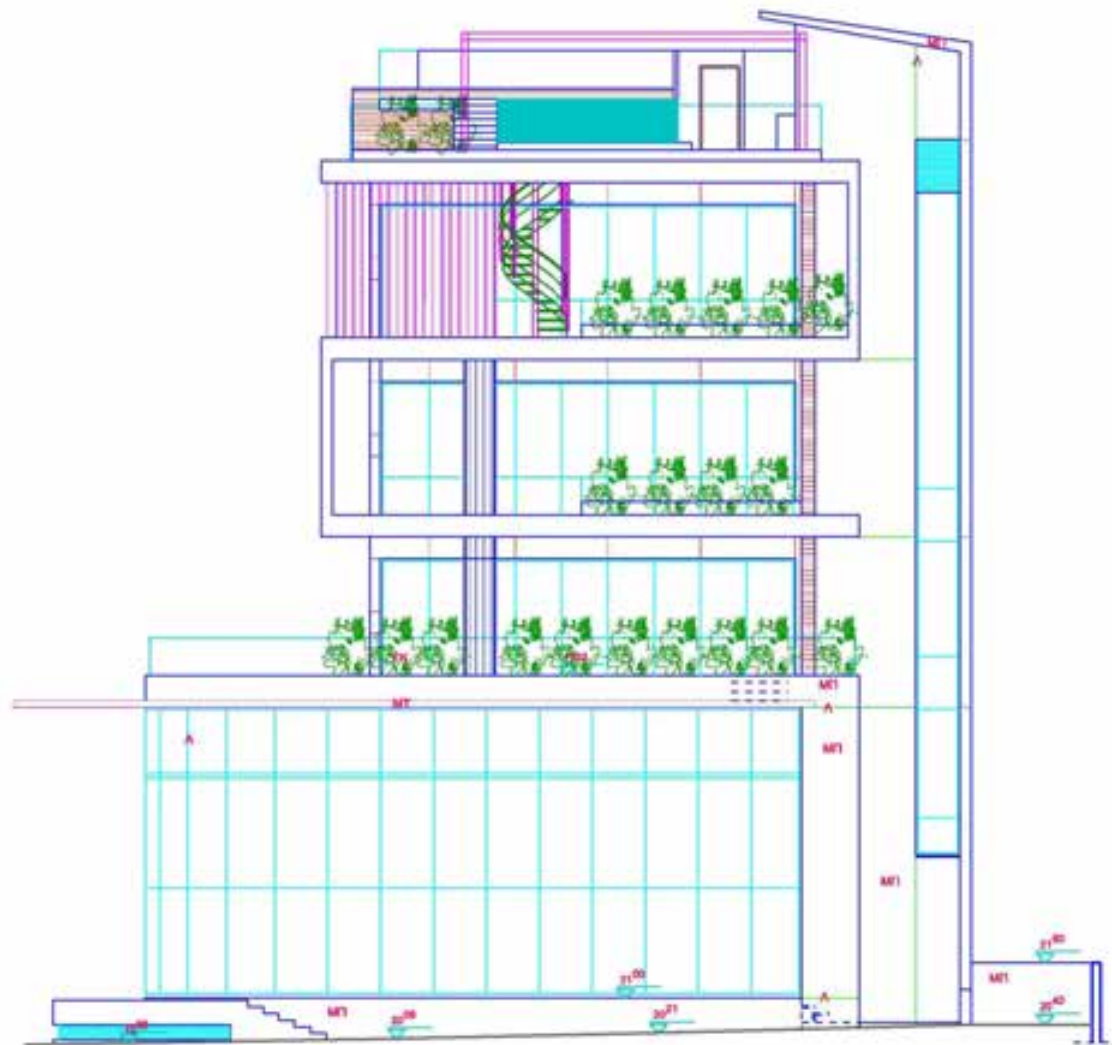
Plans | East Elevation



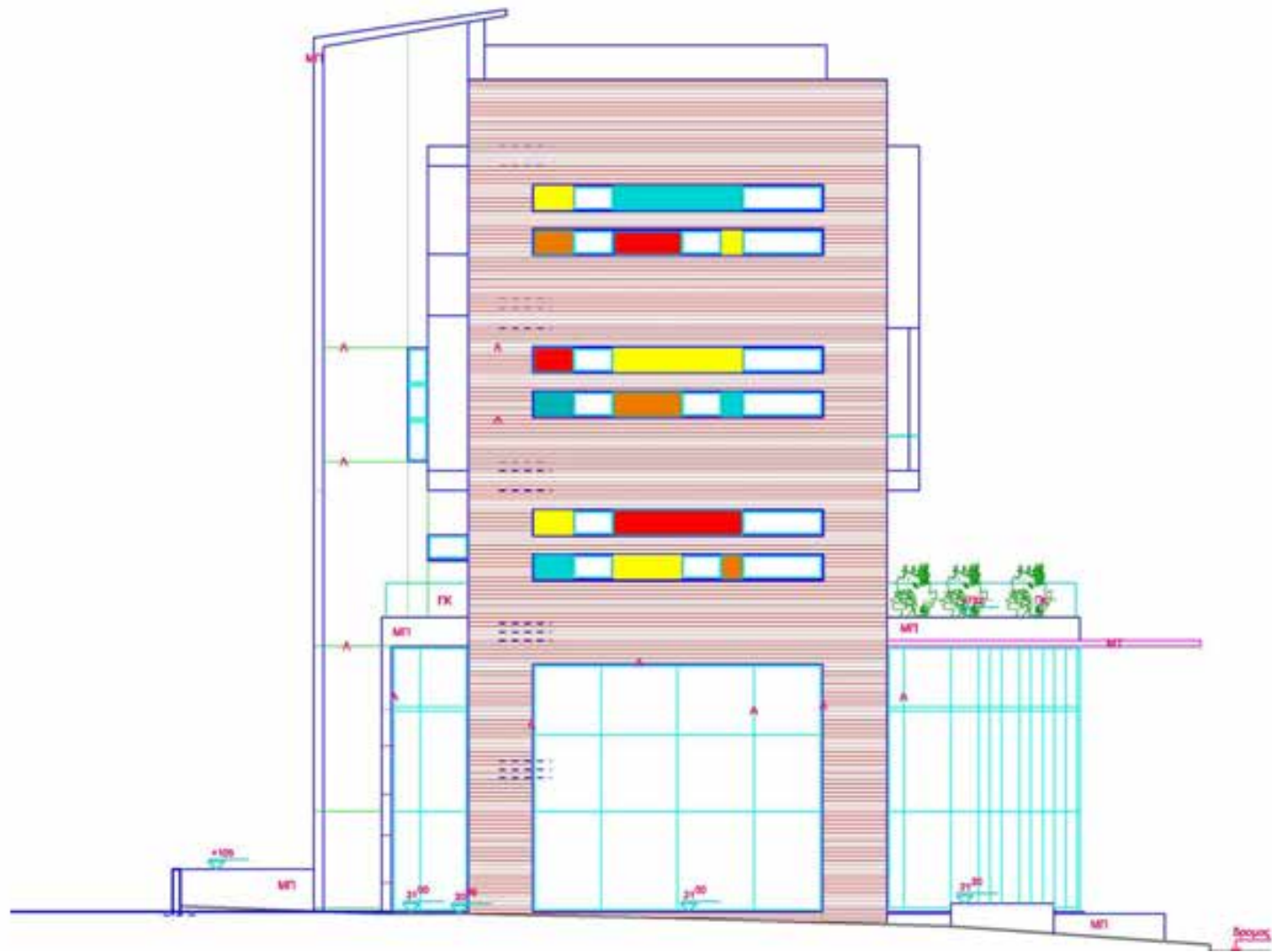
Plans | West Elevation



Plans | South Elevation



Plans | North Elevation





Apartments Finishes

Internal Features

- Solid Iroko Wood Entrance Doors
- Imported Marble on Floors, Stairs and Bathrooms
- Top Quality Laminate Wooden Cupboards Doors and Wardrobes
- Granite Kitchen Worktops
- Natural Solid Oak Wood Parquet Floor in Bedrooms
- Double glazed windows with aluminum frames
- Hansgrohe mixers
- Duravit toilets with wall-mounted Geberit flush system

Other

- Lifts to all floor
- Solar system for heating water
- Pressurized water system
- Rooftop common garden & infinity swimming pool with Italian mosaic tiles
- Provision for Air - Condition System
- Quality electrical appliances - (optional - extra cost)
- Full furniture package - (optional - extra cost)
- Fully Air-Conditioning - (optional - extra cost)

External Features

- External walls will be partly on traditional stone cladding, wood cladding and fair face concrete
- High Quality Ceramic Tiles on Verandas and balconies
- Landscaped common Garden with Irrigation system
- Privately owned Parking on ground level
- Balustrade of Laminated Glass

IMPORTANT NOTES, ASSUMPTIONS AND QUOTATION CRITERIA

- Upon finalization of design and agreed Architects Preliminary Planning Drawings; a custom drafted Construction Specifications document will be produced specifically, for this property
- Square meter prices can and do vary depending upon property design, type and location. The above figures should in no way infer a standardized and are for guideline purposes only
- The above is subject to Planning Authority Terms & Conditions
- Construction Guarantee for 1 years will be given to the clients by the development company

