



LIBERTY

T O W E R

A PROJECT BY **PRIME PROPERTY GROUP**



FROM EXCELLENCE
TO BUSINESS SUCCESS

AN ASTONISHING MODERN BUSINESS COMPLEX LOCATED IN MESA GEITONIA

DESCRIPTION

This establishment is an example of an astonishing modern business architecture designed by one of the top contemporary architects in Cyprus. The building offers spacious luxurious offices with 5 floors and 38 parking spaces. Each floor consists of 2 separate large offices individually designed with sophistication and high standard of finish. Each office has exquisite quality layouts for a professional business environment and work space as well as spacious verandas which enjoy city views. This development is located in an easily accessible area, Mesa Geitonia, Limassol.



MAJOR BENEFITS

- LANDMARK DESIGN FROM ONE OF CYPRUS BEST ARCHITECTS
- DEVELOPMENT IS LOCATED IN THE HEART OF WELL-KNOWN BUSINESS AREA, MESA GEITONIA
- 2 SPACIOUS OFFICES PER FLOOR WITH SMART OPEN-SPACE ARRANGEMENT
- COMMON FACILITIES INCLUDING 38 UNDERGROUND PARKING SPACES AND A RECEPTION AREA
- WITHIN EASY REACH TO IMPORTANT INFRASTRUCTURES
- STYLISH CAFETERIAS, POSH RESTAURANTS, BANKS, SCHOOLS AND SHOPS ARE AROUND THE CORNER

2 SPACIOUS OFFICES
PER FLOOR WITH
SMART OPEN-SPACE
ARRANGEMENT



INTRODUCTION

Limassol is the second largest urban area in Cyprus, located on the southern coast, with an urban population of 160,000 — 176,700. Limassol was built between two ancient cities — Amathus and Kourion — and during Byzantine rule it was known as Neapolis (new town). Limassol's historical centre is located around its medieval Limassol Castle and the Old Port. Today the city spreads along the Mediterranean coast and has extended much farther than the castle and port, with its suburbs stretching along the coast to Amathus.

The history of Limassol is largely associated with the Third Crusade of Richard the Lionheart, who arrived in Limassol in 1191 on his way to the Holy Land. He arrested the renegade Byzantine Greek governor of Cyprus Limassol, Isaac Komnenos, taking over the entire island, and bringing the long Byzantine dominion of Cyprus to an end. Richard also celebrated his marriage with Berengaria who had received the crown as queen of England in Limassol. Richard destroyed Amathus and the inhabitants were transferred to Limassol.

Limassol has a Subtropical-Mediterranean climate with warm to hot and dry summers and very mild winters, which are separated by short springs and autumns which are generally warm and pleasant.

LIMASSOL COMBINES THE FAST PACE
OF A CITY AND THE COMFORT OF A FIRST-CLASS
MEDITERRANEAN RESORT



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LOCATION

This development is located in the heart of the business area, Mesa Geitonia which is only moments away from other significant related infrastructures such as, prestigious business centres, banks and high class restaurants which are ideal for important professional business meetings.





STYLISH AND MODERN ARCHITECTURAL
DESIGN, COMFORTABLE PLANS
AND EXPENSIVE FINISHES



















SEA VIEW/2nd floor



SEA VIEW/4th floor



SEA VIEW/3d floor



SEA VIEW/5th floor

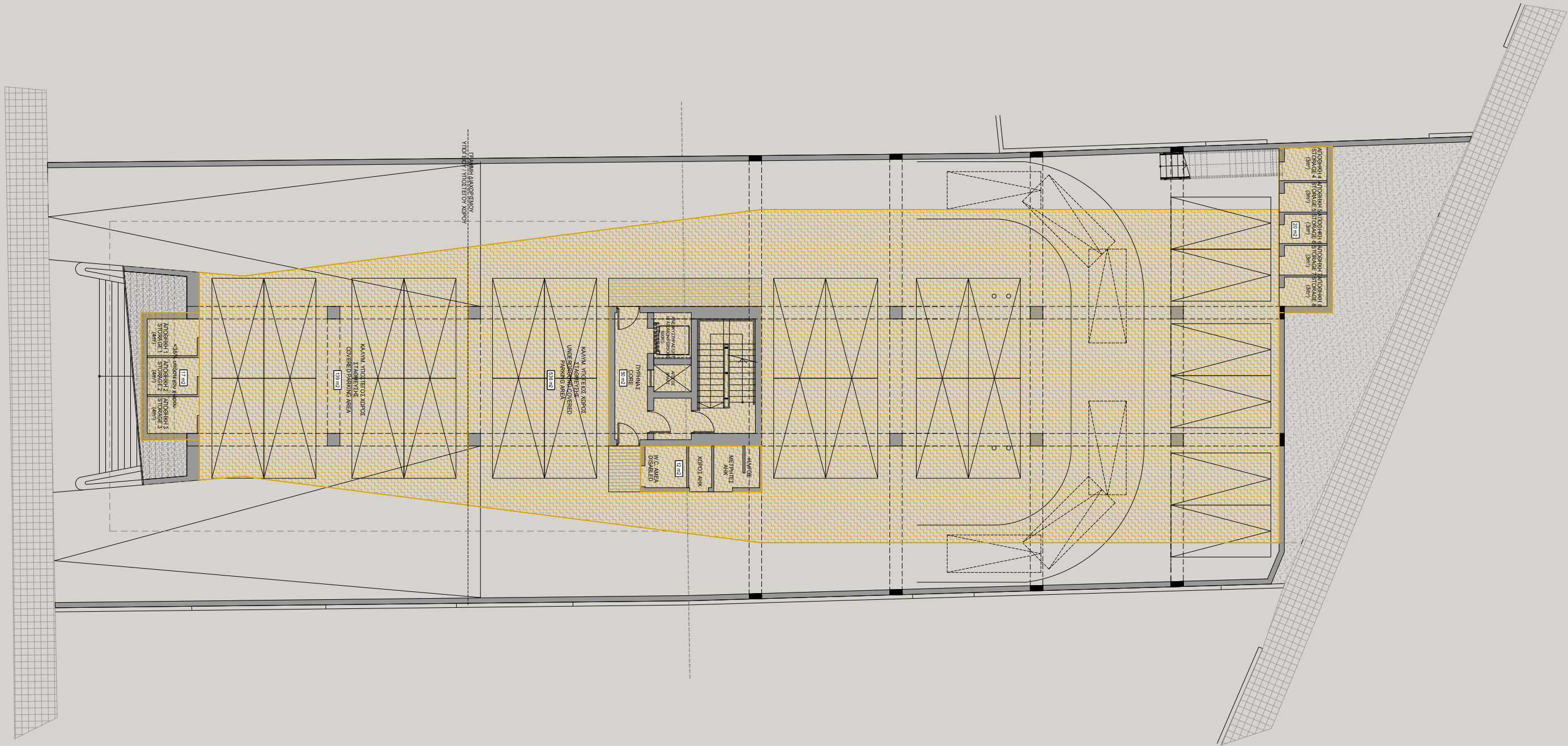


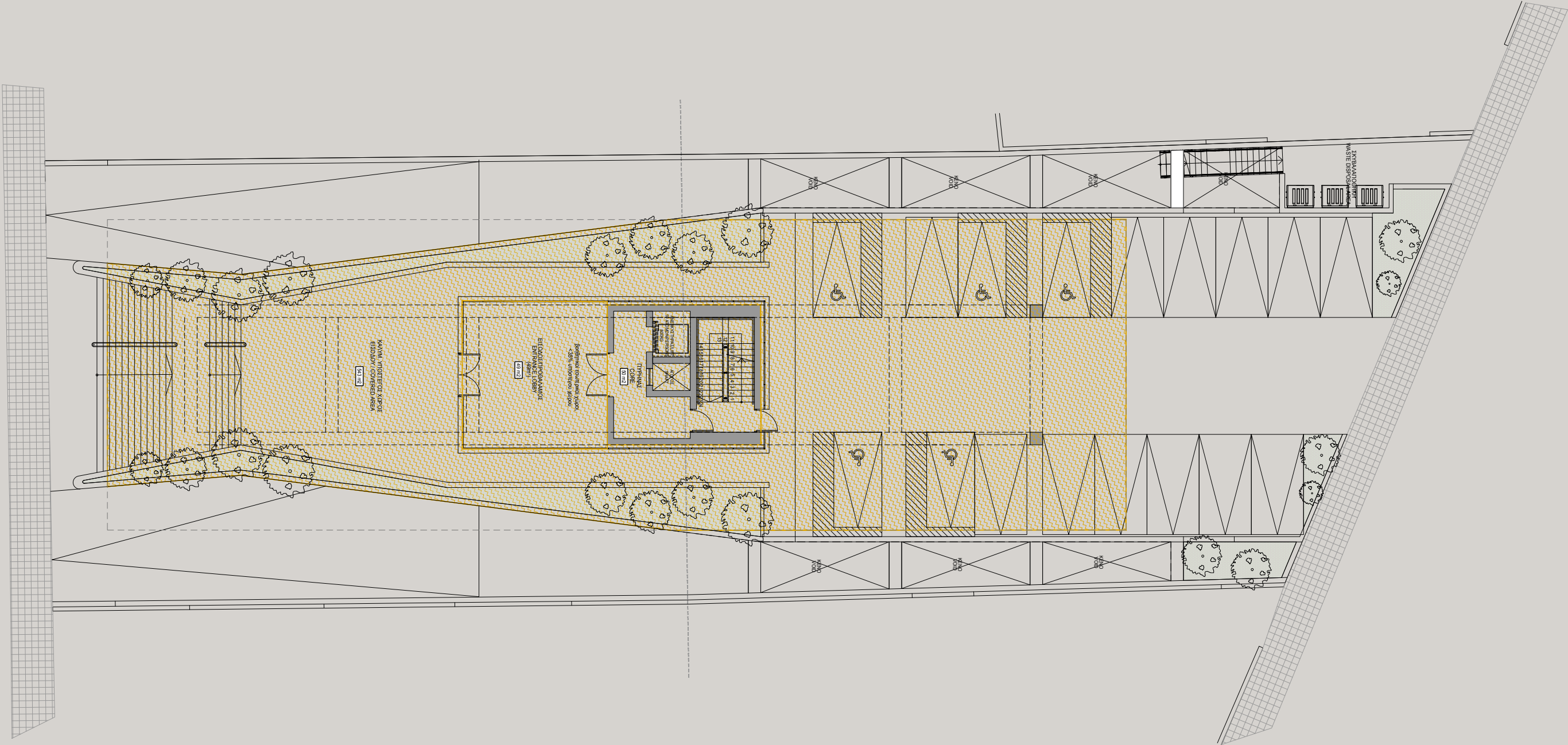
CHOICE OF PROPERTIES

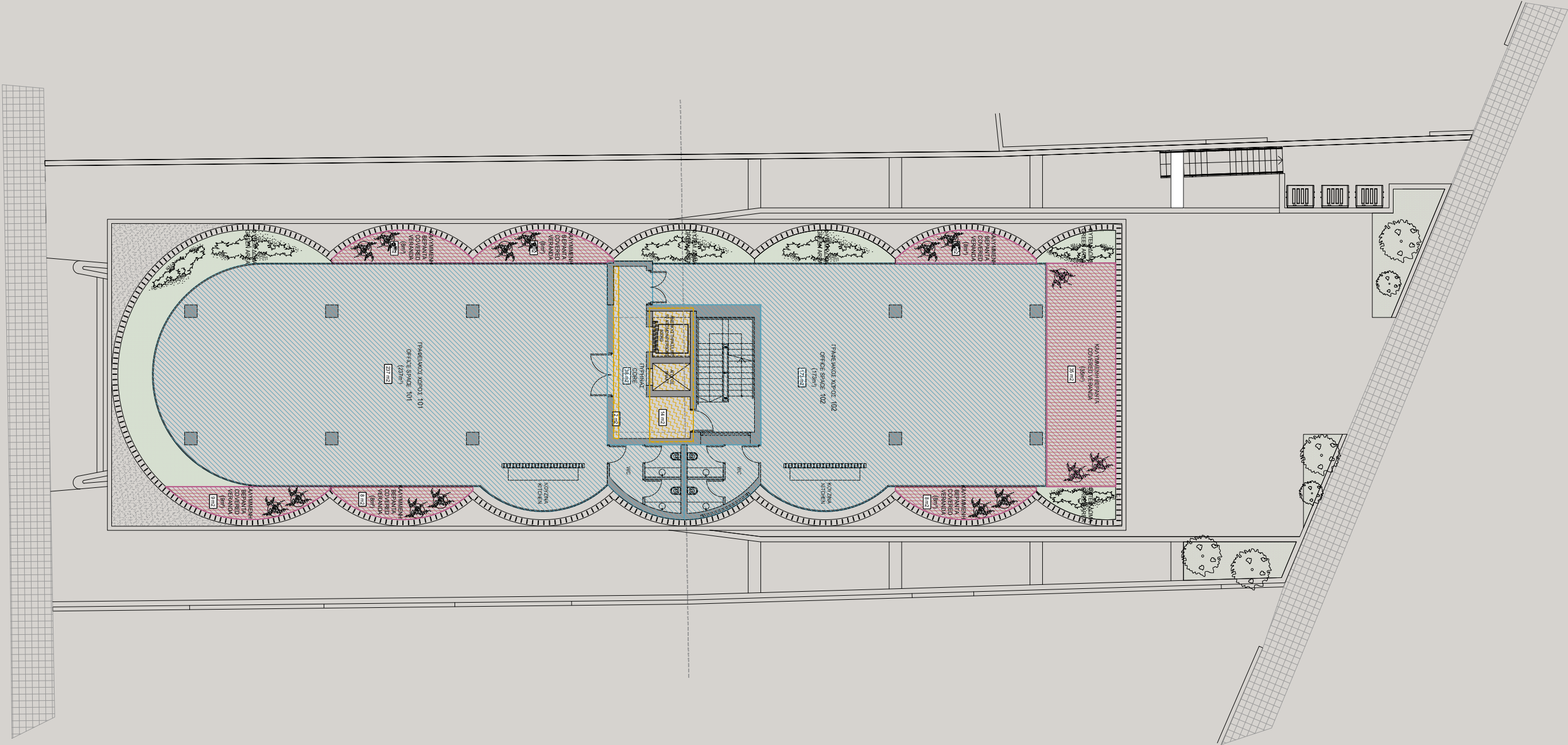
FLOOR	UNIT NO	USE	PARKING SPACES PER OFFICE	INTERIOR (m²)	COVERED VERANDA (m²)	USE OF ROOF COVERED AREAS (m²)	STORAGE AT BSMT (m²)	FLOOR COMMON AREA PER OFFICE (m²)	TOTAL AREA (m²)
1st	101	Office	5	237.0	33.0		4.0	31.2	305.2 m²
	102	Office	4	173.0	51.0		3.0	22.8	249.8 m²
2nd	201	Office	5	237.0	16.0		4.0	31.2	288.2 m²
	202	Office	4	173.0	59.0		3.0	22.8	257.8 m²
3rd	301	Office	5	237.0	25.0		4.0	31.2	297.2 m²
	302	Office	4	173.0	51.0		3.0	22.8	249.8 m²
4th & 5th	401	Office	6	237.0	33.0	178.0	3.0	64.2	515.2 m²
	402	Office	5	173.0	51.0	95.0	3.0	46.8	368.8 m²
Totals			38	1,640.0	319.0	273.0	27.0	273.0	2,532.0 m²

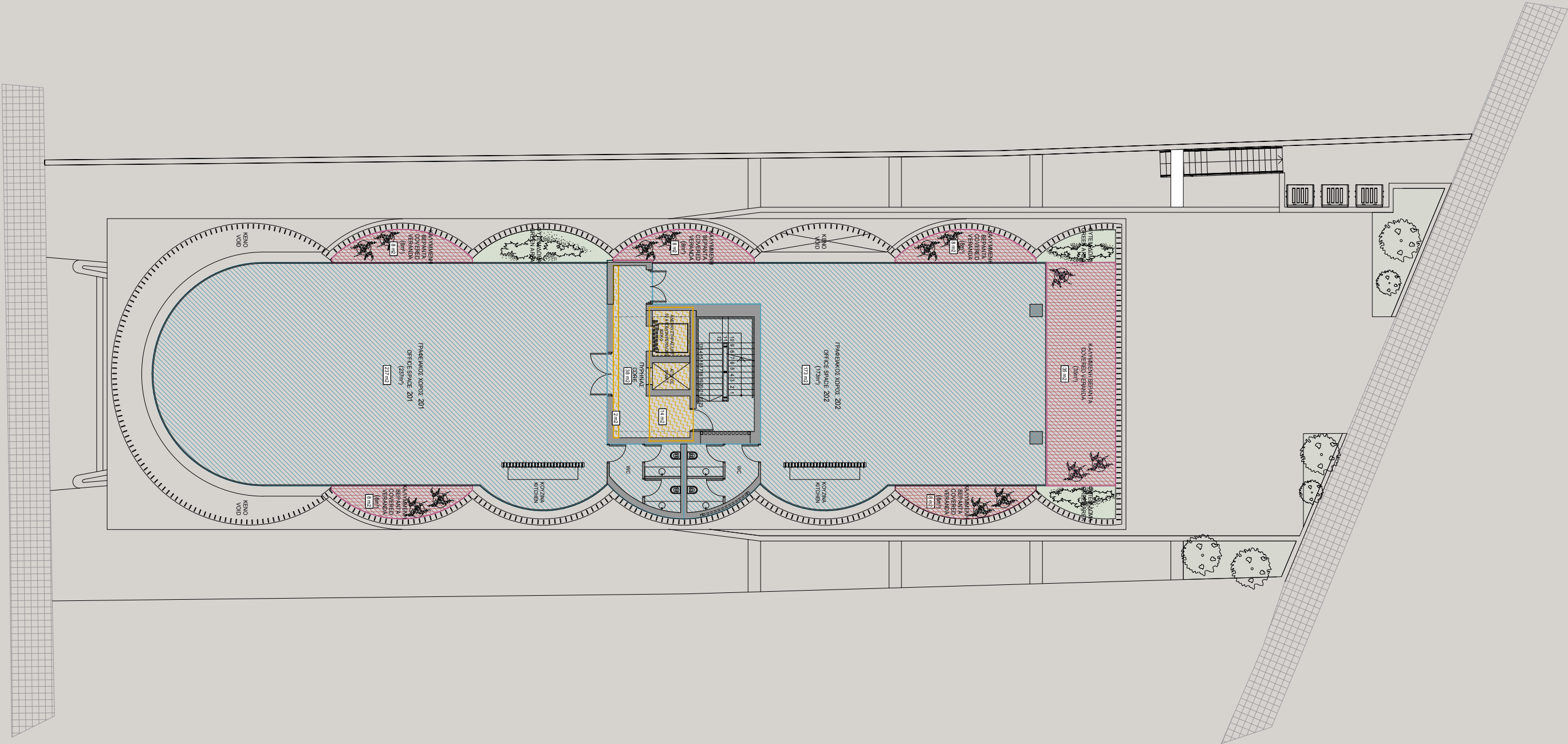
NOTE: the areas stated above may slightly differ upon issuance of relevant authority permits.

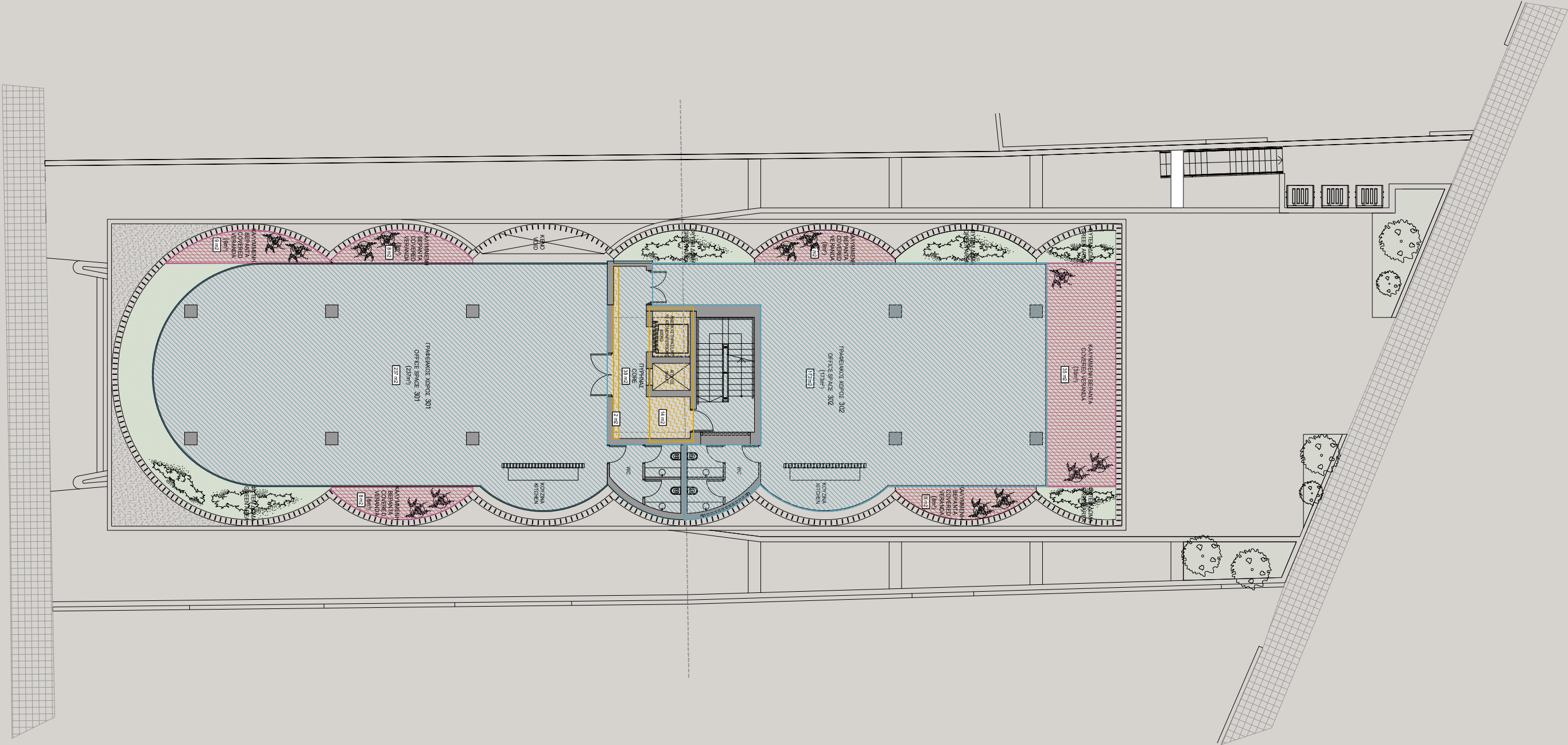


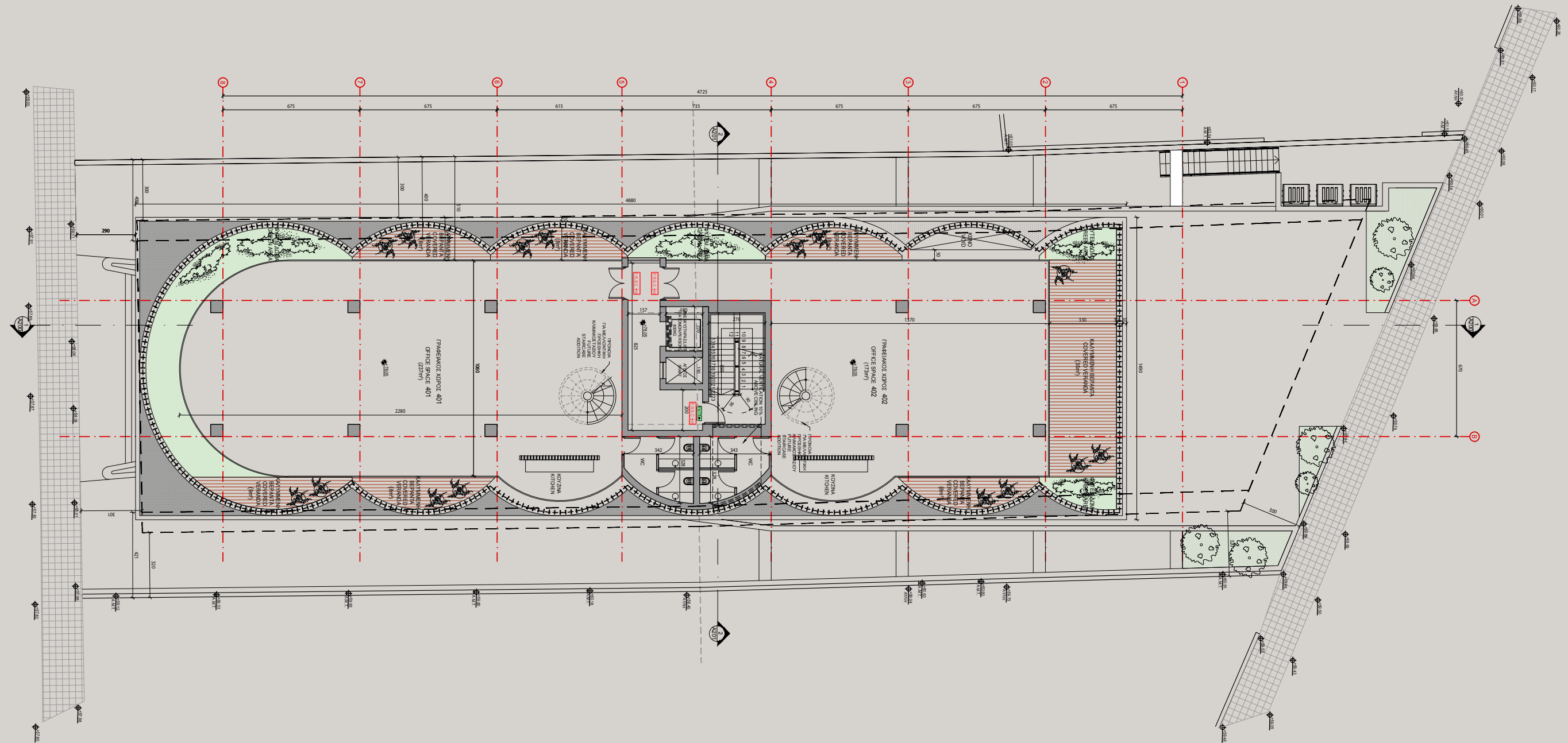


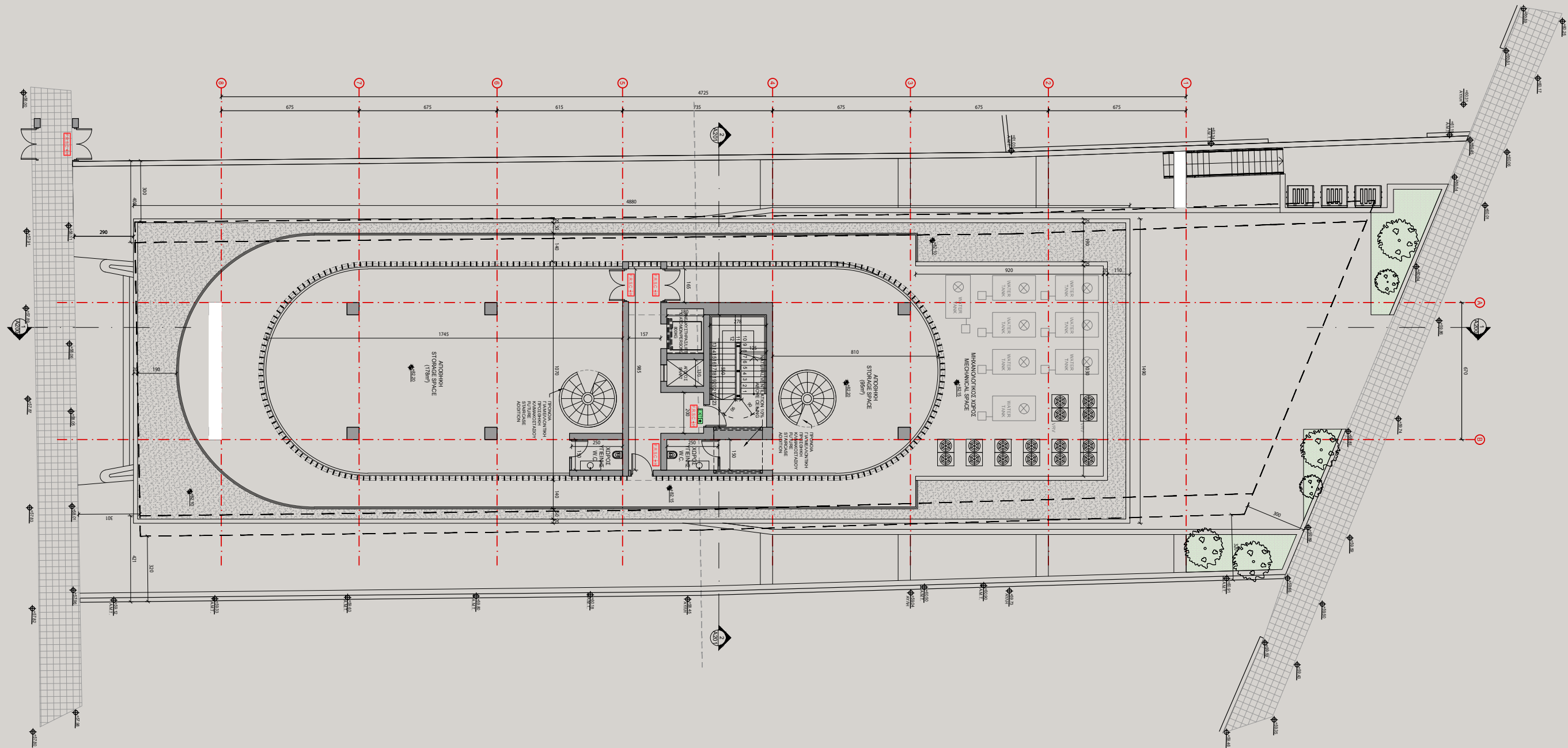


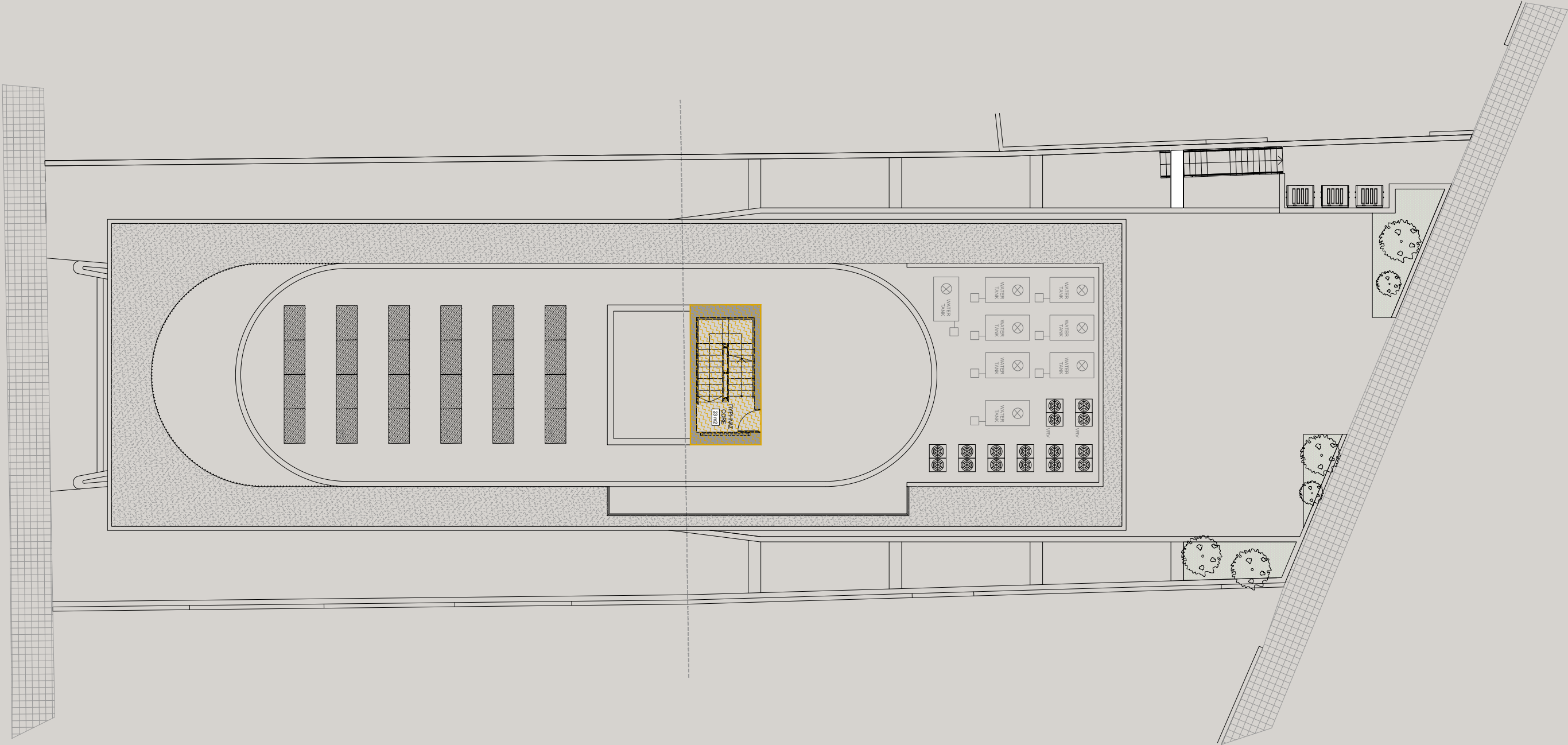












SIGNATURE FINISHES

PROPERTY IS DELIVERED WITH THE SIGNATURE TOP STANDARD FINISHES:

- | Fully completed finishes
- | Raised floor with carpet finish in offices
- | Ceramic tiles floor & walls in bathrooms
- | Non slip ceramic tiles floor in verandas
- | Natural marble floor in common areas
- | High ceilings (3.20 m)
- | Security and fireproof entrance door with intercom system
- | Provisions for central VRV conditioning
- | High standard sanitary ware from European brands
- | Thermal aluminum window frames with double glazing
- | High standard kitchen cabinets
- | Solar heating system with solar collector and hot water tank

NOTE: electrical appliances and loose furniture are not included



PERMANENT RESIDENCE PERMIT

UNIQUE CYPRUS PERMANENT RESIDENCY FOR PROPERTY BUYERS

Life-long validity

For all family members inc. children and parents

Possibility to own a business in Cyprus

The Cyprus Permanent Residence Program (PRP) grants the right to travel within the EU with less elaborate visa requirements and may be the first step towards a successful application for the Cyprus Investment Programme. We offer an "A to Z" service for non-EU citizens seeking residency in Cyprus by means of buying a property.

To be granted a life-long (permanent) residence permit in Cyprus, the applicant needs to purchase a new residential property or two new properties from the same property development company at a total price of 300 000 Euros excluding VAT. At the time of submission of the application, 200 000 Euros (excluding VAT) must be transferred in settlements of the property and the contract of sale must be registered at the Lands Office. The issuance of the Permanent Residence Permit takes approximately 2 months from the day of submission of all relevant documentation and covers all family members, including financial dependent children under 25 years old. A Cyprus Permanent Residence Permit allows the holder to stay in Cyprus all year round.

CYPRUS INVESTMENT PROGRAMME

APPLY SUCCESSFULLY THROUGH INVESTMENT IN CYPRUS PROPERTIES

Minimum investment: 2 mln EUR

The investment may be sold in 3 years

Visa-free residency in any European country

BENEFITS OF THE CYPRUS INVESTMENT PROGRAMME

Obtaining Cyprus citizenship through the Cyprus Investment Programme enables successful applicants to enter, reside, study and work in the European economic area (European Union, Iceland, Liechtenstein, Norway and Switzerland) without a visa.

Successful applicants are entitled to maintain dual citizenship, which acts as an effective tool for international tax planning and provides financial privacy to the applicant.

Wide choice and combination of investment options.

Freedom to study in European universities paying lower tuition fees.

No residency requirements are imposed on citizens


The Cyprus Investment Programme enables successful applicants to travel to 158 countries without visa





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