








# Elite family residential complex in the center of Batumi (005523)



# 60 500 €

 Floor area	<b>30 m<sup>2</sup> - 113 m<sup>2</sup></b>
 Number of rooms	<b>Studio</b>
	<b>1 bedroom</b>
	<b>2 bedrooms</b>
 Furnitures	<b>Partly</b>
 To the beach:	<b>400 m</b>
 Location:	<b>Georgia, Batumi</b>
 To the airport:	<b>km</b>
 To the city centre:	<b>km</b>

## Options

- ✓ Balcony/ Terrace
- ✓ Swimming pool
- ✓ Private territory
- ✓ 0% installment
- ✓ Security
- ✓ Underground parking
- ✓ Elevator
- ✓ Playground

## Description

The first elite family residential complex in the **center of Batumi** is an ideal place for those who value comfort, privacy and access to five-star infrastructure.

The complex is located in a quiet area of the city, within walking distance of beaches, parks and shopping centers, offering a unique combination of city life and secluded relaxation.

Elegant apartments with spacious terraces and fireplaces create an atmosphere of comfort and luxury.

The closed territory of the complex includes everything you need for an active and relaxing family vacation. There are areas for sports, entertainment, relaxation and health care - from **a modern fitness center and swimming pool to saunas, massage rooms and cozy lounge areas.**

A special advantage for owners is participation in a vacation exchange program, which gives the opportunity to enjoy the best resorts and hotels around the world. For lovers of peace and nature, there is **a winter garden and ecological zones, and for families with children - safe playgrounds** and a well-thought-out space for leisure.

The complex consists of two eight-story buildings designed for maximum comfort, with a variety of apartment layouts and the ability to choose the finish to suit individual taste.

High quality construction and premium infrastructure make this property a profitable investment: **rental income can reach 13% per year**, and resale of **real estate will bring up to 50%** profit from the moment of construction.

#### **Infrastructure of the complex:**

- **Multifunctional lobby** and concierge service
- **Coworking** and winter garden
- **Wellness center** and cafe
- **Outdoor pool** and recreation areas
- **Underground parking** and storage rooms
- **Security** and safe courtyard

Apartments are offered in various layouts: from stylish studios and cozy apartments with one or two bedrooms to exclusive apartments with terraces and fireplaces.

#### **Approximate parameters and prices:**

- **Studios** from 30 m<sup>2</sup> – from **\$65,000**
- **One-bedroom** apartments from 62 m<sup>2</sup> – from **\$ 129,000**
- **Two-bedroom** apartments from 113 m<sup>2</sup> – from **\$ 204,000**
- **City House** with a terrace from 60 m<sup>2</sup> – from **\$ 130,000**
- **Apartments with a fireplace** from 65 m<sup>2</sup> – from **\$ 152,000**

Purchase terms include a **30% down payment and interest-free installments for up to 32 months.**

This respectable residential complex is an ideal place for comfortable living, recreation and reliable investments on the coast of Batumi.

**Information updated: 10.10.2024**

## Photo gallery





