



BLUE BAY

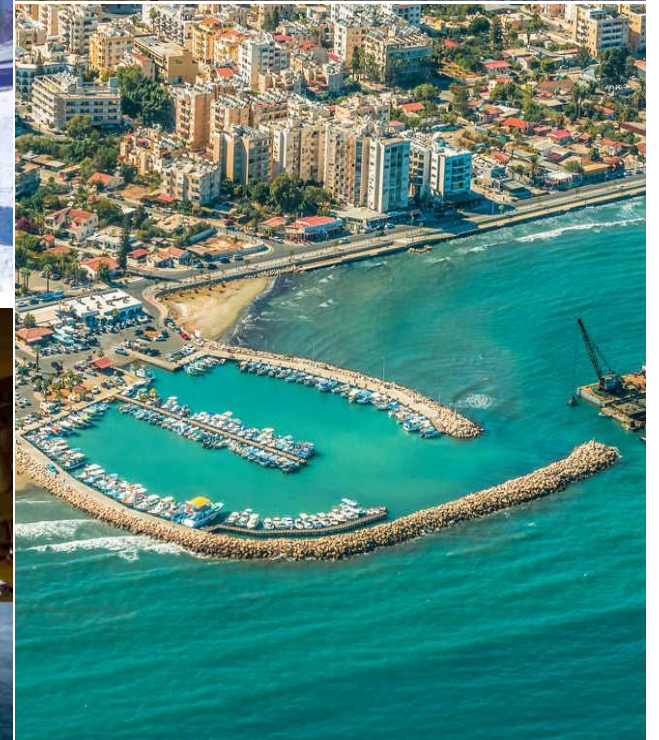
THE ISLAND CYPRUS

THE JEWEL OF THE MEDITERRANEAN

• CAPITAL	NICOSIA
• GOVERNMENT	PRESIDENTIAL REPUBLIC
• AREA	9.251 km ²
• POPULATION	1.2 M (2020)
• TIME ZONE	EET (UTC+2)
• CURRENCY	EURO
• EU MEMBER	SINCE 2004

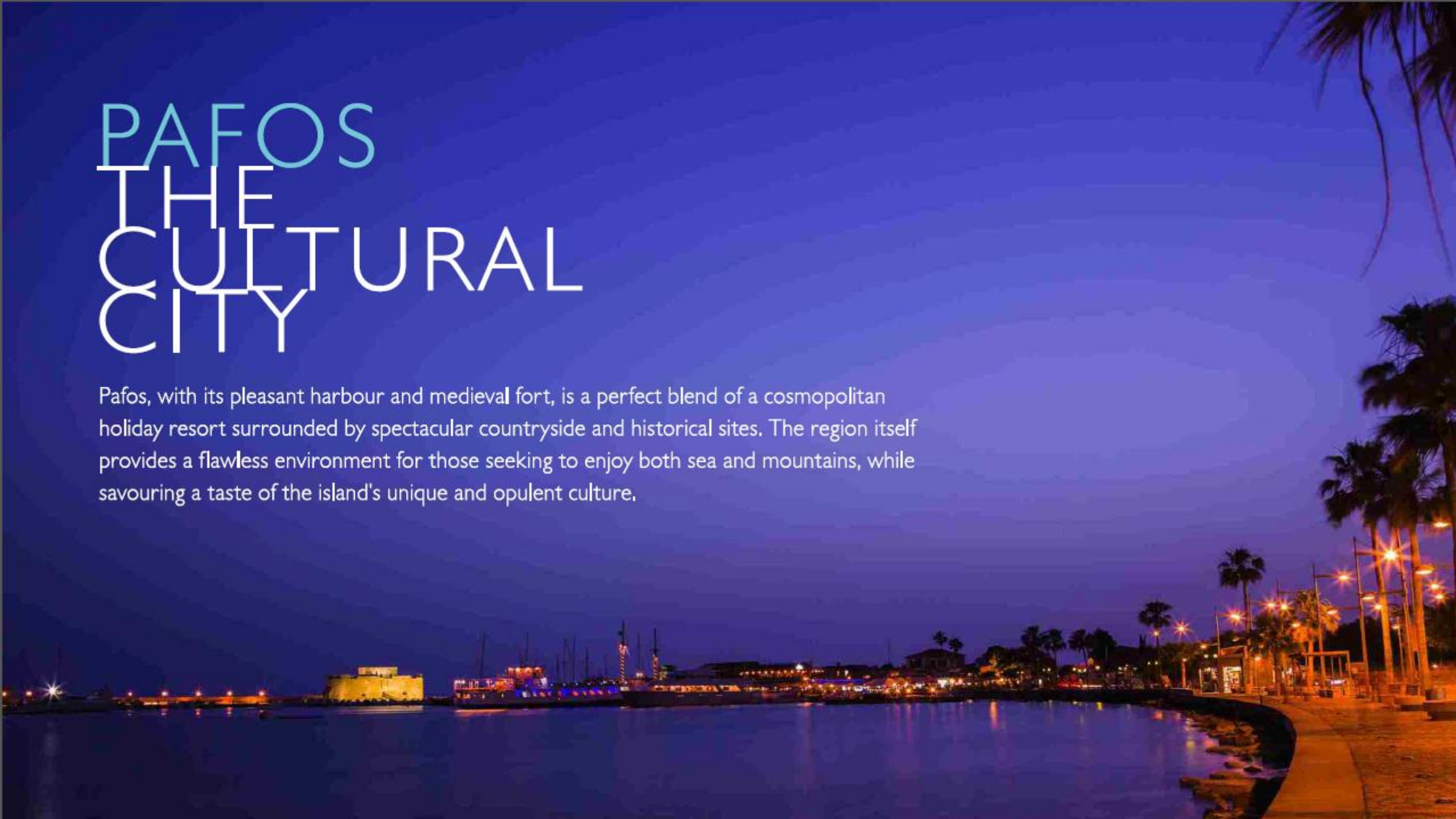
- Full member of the European Union
- Lowest corporate tax regime in the EU (12,5%)
- Strategic location: crossroads of the continents (Africa, Asia and Europe)
- Cosmopolitan lifestyle
- Cultural diversity
- Excellent infrastructure
- Modern healthcare facilities and centers
- Pleasant Mediterranean climate
- Rich in culture and history
- English widely spoken
- Blue flag awarded beaches
- Picturesque villages and mountains with pine forests
- Winter ski resorts

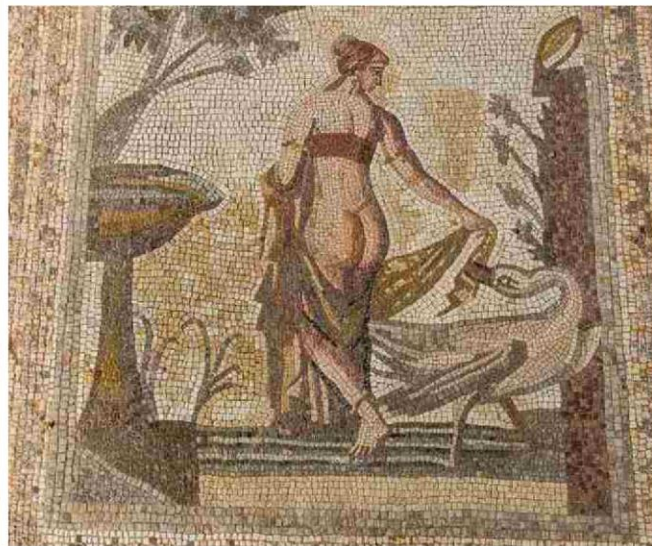
- Safe and friendly environment
- Great nightlife
- Wide range of entertainment and outdoor excursions
- Short distances to amenities and services
- Contemporary shopping malls with international brands
- International 18-hole championship signature golf courses
- Modern, international airports with flights from major destinations
- Luxury spa resorts and five star hotels
- Business opportunities
- Public and private educational institutions
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- Business center for large corporations
- Natural gas: substantial impact on all aspects of the Cyprus economy and real estate industry
- Largest casino resort in Europe to be developed in Cyprus



PAFOS THE CULTURAL CITY

Pafos, with its pleasant harbour and medieval fort, is a perfect blend of a cosmopolitan holiday resort surrounded by spectacular countryside and historical sites. The region itself provides a flawless environment for those seeking to enjoy both sea and mountains, while savouring a taste of the island's unique and opulent culture.





- Cultural Capital of Europe 2017
- Cosmopolitan lifestyle
- 340 days of sunshine
- Rich in culture and history
- English widely spoken
- Blue flag awarded beaches
- Safe and friendly environment
- Great nightlife
- Wide range of entertainment and outdoor excursions
- Short distances to amenities and services Shopping malls with international brands
- International 18-hole championship golf courses

PAFOS 2017
EUROPEAN CAPITAL OF CULTURE



BLUE BAY

PROJECT SUMMARY



These deluxe city villas consist of lavish three plus one bedroom villas with spacious rooms and functional living areas. Complemented by a stream of high quality finishes and specifications, BLUE BAY ensures comfort and elegance with convenience on one's doorstep.

BLUE BAY is luxurious city villas located in Chloraka area of seven luxury villas with a private swimming pool each. Boasting magnificent sea views, its location offers unique access to all amenities and services, blue flag beaches, hotels and resorts, international golf courses, entertainment venues and shopping malls.

BLUE BAY

The villas are also close to a plethora of archaeological sites, places of interest and necessary amenities including shops, taverns, restaurants and international schools. The famous hotels of Pafos are located near the development, making BLUE BAY a sought-after development in an unique location. And, if convenience is a prerequisite, the Pafos International Airport is less than twenty-five minutes' drive from the development.



BLUE BAY LOCATION



HOSPITALS
5 minutes



SCHOOLS
2-5 minutes



CITY CENTER
5 minutes



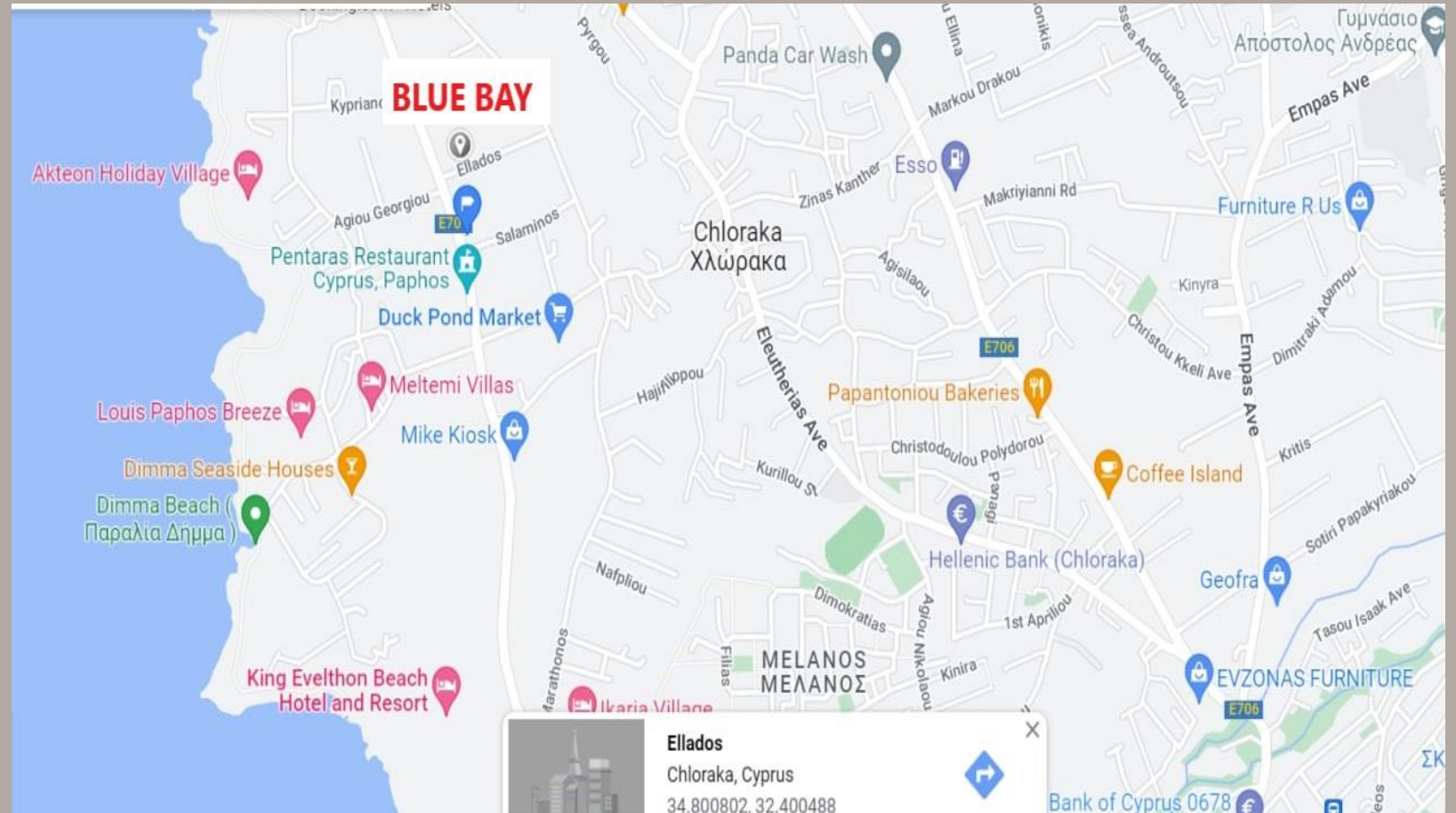
SHOPPING
2 minutes



BEACHES
1 minute



PAPHOS AIRPORT
20 minutes



BLUE BAY

COASTAL VILLAS / SUMMARY

PROPERTIES SUITABLE FOR
PERMANENT RESIDENCY
AND EU CITIZENSHIP



NUMBER OF VILLAS	7
BEDROOMS	3 + 1
TOTAL COVERED AREAS	154.50 M ²
PLOT AREA	400 M ²

BLUE BAY

The information presented herein is to be used for reference purposes only and is non-contractually binding. The Vendor reserves the right for any changes at the Vendor's sole discretion. Architectural plans valid on a purchase are those issued for inclusion in the sales agreement.

BLUE BAY

MASTER PLAN





EXTERIOR



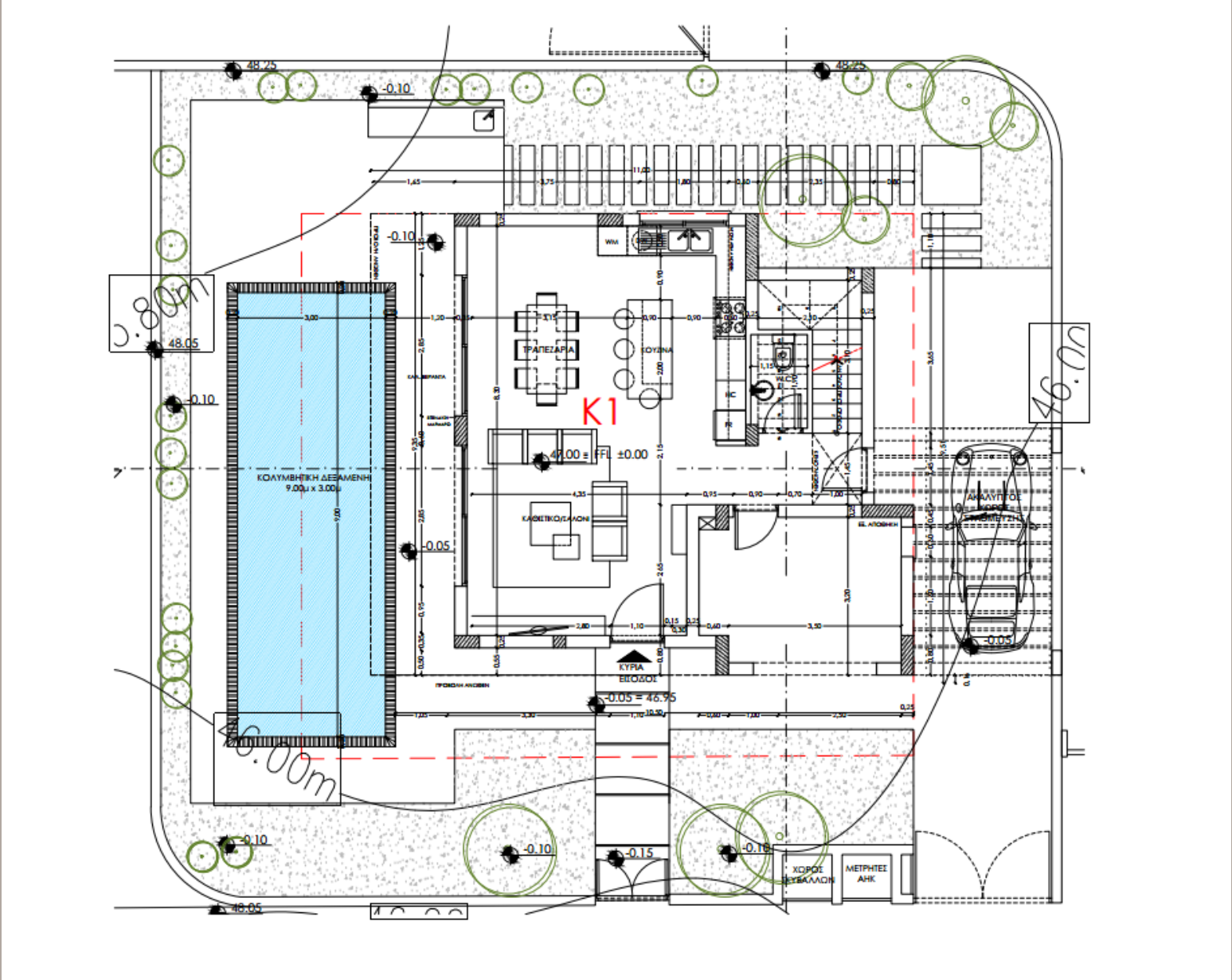


INTERIOR



BLUE BAY

GROUND FLOOR PLAN



BLUE BAY

AVAILABLE UNITS

Property number	Type	Bed	Office	Bath	Covered Area	Covered Veranda	Uncov. Veranda	Cov. Parking	Total Cov. Area	Plot Area	Pool	Status
V1	Villa	3 + 1	--	3	103.00 m ²	33.00 m ²	12.00 m ²	18.50 m ²	154.50 m ²	400.00m ²	4 * 8	Available
V2	Villa	3 + 1	--	3	103.00 m ²	33.00 m ²	12.00 m ²	18.50 m ²	154.50 m ²	400.00m ²	4 * 8	Available
V3	Villa	3 + 1	--	3	103.00 m ²	33.00 m ²	12.00 m ²	18.50 m ²	154.50 m ²	400.00m ²	4 * 8	Available
V4	Villa	3 + 1	--	3	103.00 m ²	33.00 m ²	12.00 m ²	18.50 m ²	154.50 m ²	400.00m ²	4 * 8	Available
V5	Villa	3 + 1	--	3	103.00 m ²	33.00 m ²	12.00 m ²	18.50 m ²	154.50 m ²	400.00m ²	4 * 8	Available
V6	Villa	3 + 1	--	3	103.00 m ²	33.00 m ²	12.00 m ²	18.50 m ²	154.50 m ²	400.00m ²	4 * 8	Available
V7	Villa	3 + 1	--	3	103.00 m ²	33.00 m ²	12.00 m ²	18.50 m ²	154.50 m ²	400.00m ²	4 * 8	Available



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