



BELLISSIMO VILLA

CYPRUS

A Mediterranean island at the crossroads of three continents —Europe, Asia, and Africa; a place where East meets West. Cyprus has a very rich and diversified culture and history. It is believed to be one of the oldest in the world, dating back 9,000 years.

With around 320 days of warm sunshine a year and endless rugged natural beauty, Cyprus is an earthly paradise with a stunning coastline.

Been a member of the European Union since 2004, with a favourable taxation system, superb infrastructure, and an enviable lifestyle, these are just a few reasons that Cyprus attracts a large number of visitors and foreign investors. With one of the lowest crime rates in Europe, excellent medical care, and the genuine warmth and hospitality of the locals, it is the ideal place to reside.



PAPHOS

CITY OF CULTURE



Paphos is the jewel of Cyprus, known for its mild climate and natural beauty, where mountains dip into crystal-clear waters and gentle hills slope into secluded bays. Its relaxed pace of life offers residents and visitors a rare sense of peace and tranquility.

Overall, Paphos has something for everyone – lifestyle, sandy beaches, nature, culture, vibrant nightlife, fine dining and a welcoming atmosphere that brings people back year after year. Its International Airport serves flights from major destinations and is located just minutes from the town.

The region combines a cosmopolitan resort lifestyle with spectacular countryside and rich history. Its archaeological importance led UNESCO to designate the entire town as a World Cultural Heritage site, and Paphos was selected as the European Capital of Culture in 2017.

Visitors can enjoy the picturesque harbor, the 13th-century medieval fort, and the renowned Roman floor mosaics depicting Greek mythology, considered among the finest in the Eastern Mediterranean. The district also features numerous Blue Flag beaches, including the golden sands of Coral Beach and the dramatic coastline of Petra Tou Romiou, legendary birthplace of the Goddess Aphrodite.



“Invest in Cyprus
Invest in your Future”



CHLORAKA VILLAGE

Situated to the West of Paphos District, three kilometers from the town, the area is specifically located in a valley with a view towards the horizon which is lost in the Mediterranean Sea.

As a neighbor to Kissonerga village, the community became more popular due to the main arterial Kings Road running straight from the heart of the tourist areas to Coral Bay, whereas the expected new and biggest Marina of Cyprus would be developed with a berth for more than 1,000 luxury cruises, attracting significant valuable investment in real estate and business activities for the whole Paphos District.

A place with beautiful beaches and intense opposites, combining ancient and modern buildings, natural environment and culture that blends Greece, Europe and the Middle East, along with hotels, restaurants, bars, coffee shops and hospitable residents.

Its main characteristics are the beaches with secluded rocks, clear blue waters and golden sands. The whole village is a balcony to the Mediterranean, featuring rocky slopes, termite trees and green fields, forming a decoration rich in history and famous people.

A perfect values location which never loses its charm and investment.



BELLISSIMO VILLA

Lavish and luxurious living beckons one to this outstanding development on the west coast of Paphos. Everything about this project makes a statement of taste, quality, and style. Set against a backdrop of splendid terrain and the coastal ambiance of the Mediterranean, BELLISSIMO is in a good location in the Chloraka area.

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.

BELLISSIMO is modern and luxurious city villas located in the Chloraka area, which comprise four private and tranquil villas that reflect luxury and beauty. Spacious designs provide versatile living space, while the large balconies, shady pergolas, open terraces, gardens, and large private swimming pools make the most of the island's unique climate.





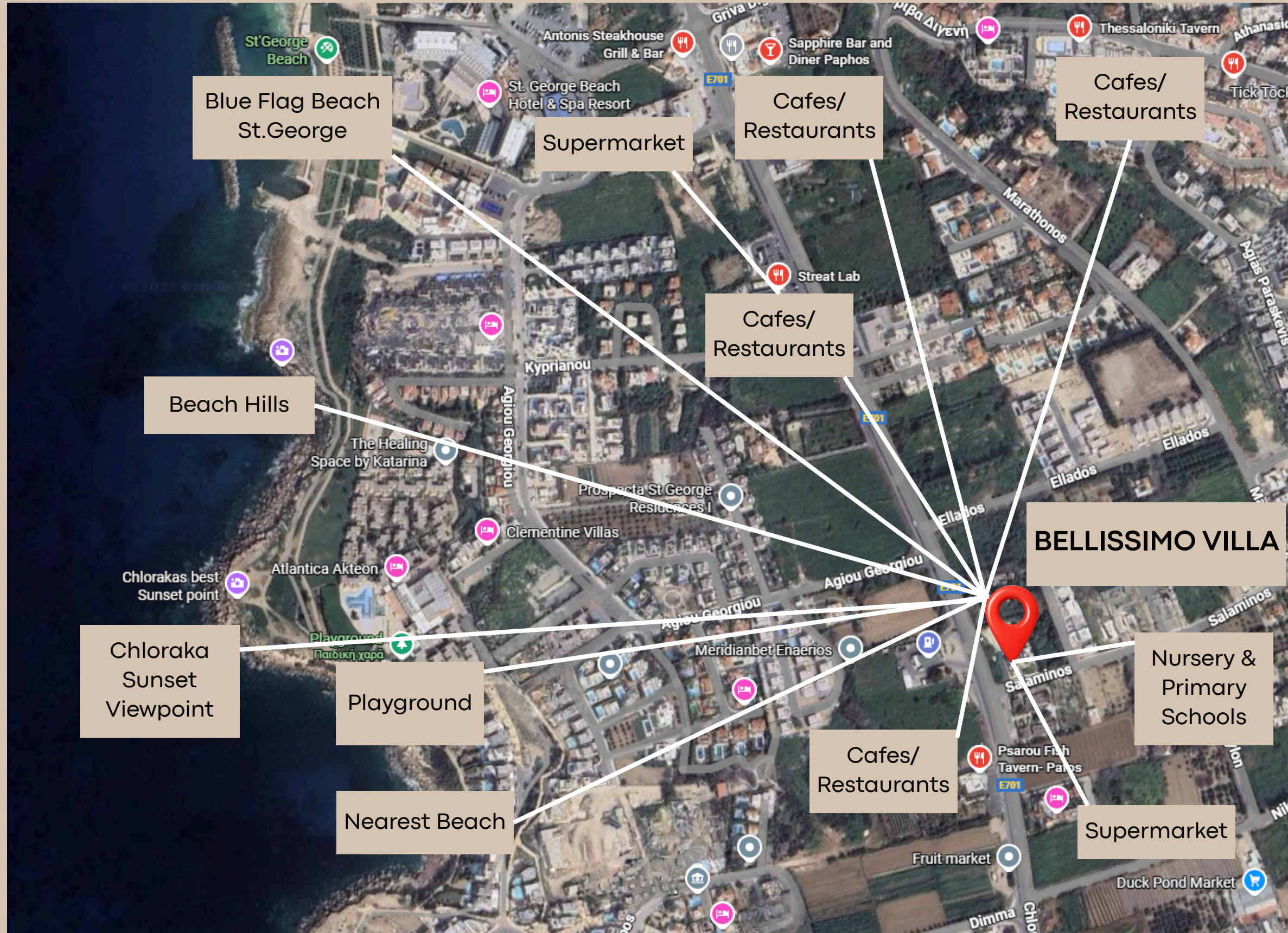


Nearby Amenities & Key Locations



(With approximate drive time)

- Nearest Beach | **300m - 5 minutes by walk**
- Paphos City Centre | **5 minutes**
- Local clinics & pharmacy services | **5 – 10 minutes**
- Hospitals in Paphos City | **10 – 15 minutes**
- Kings Avenue Mall | **10 – 12 minutes**
- Cafés & Restaurants | **~ 2 minutes**
- 5-Star Hotels & Resorts | **~ 3 minutes**
- Blue Flag Beach | **~ 3 minutes**
- Local Supermarket | **~ 1 minute**
- Paphos International Airport | **~ 20 minutes**
- International School | **~ 3 minutes**
- Local Primary School | **~ 3 minutes**
- Secondary Schools | **5 – 10 minutes**





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COASTAL VILLAS/ SUMMARY



TYPE OF VILLAS	2
NUMBER OF VILLAS	4
BEDROOMS	3
TOTAL AREAS	209 sqm
PLOT AREAS	550 - 650 sqm

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MASTER PLAN

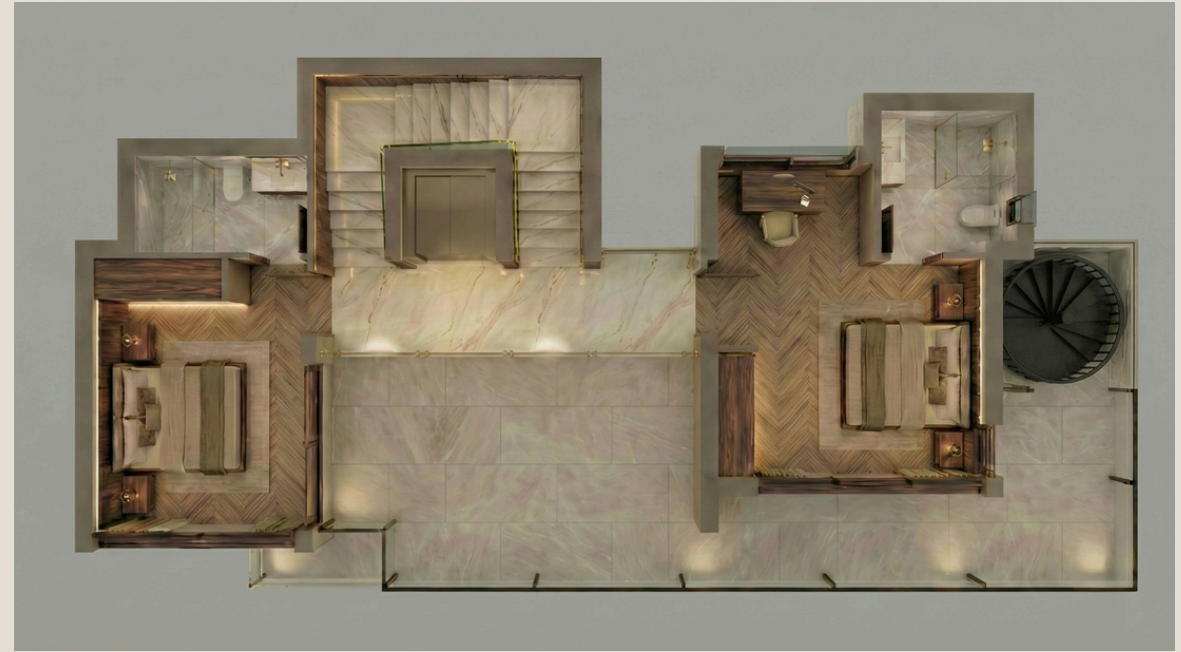


BELLISSIMO VILLA

FLOOR PLANS – TYPE 1



GROUND FLOOR



FIRST FLOOR

BELLISSIMO VILLA

FLOOR PLANS – TYPE 2



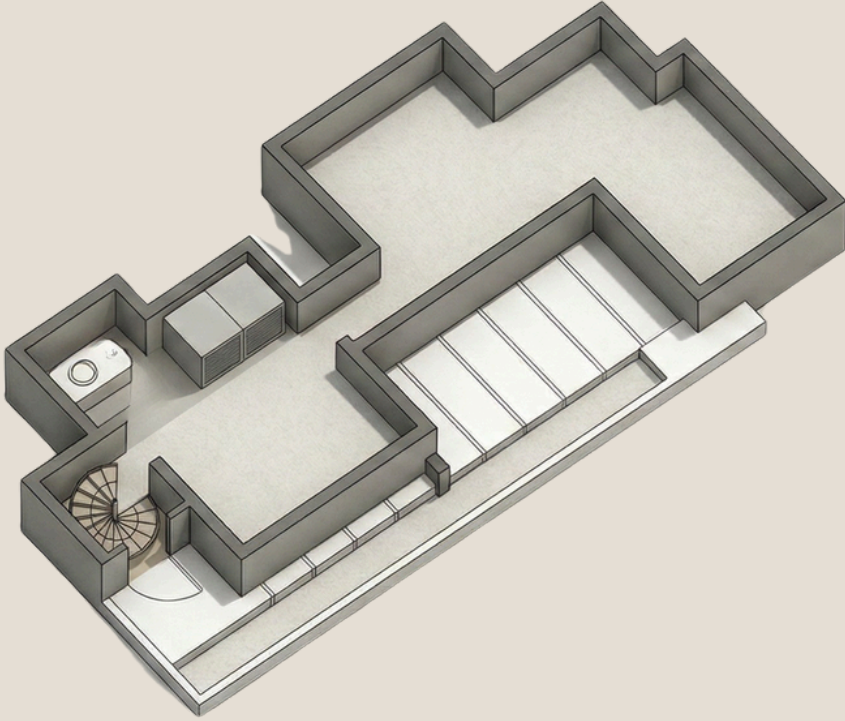
GROUND FLOOR



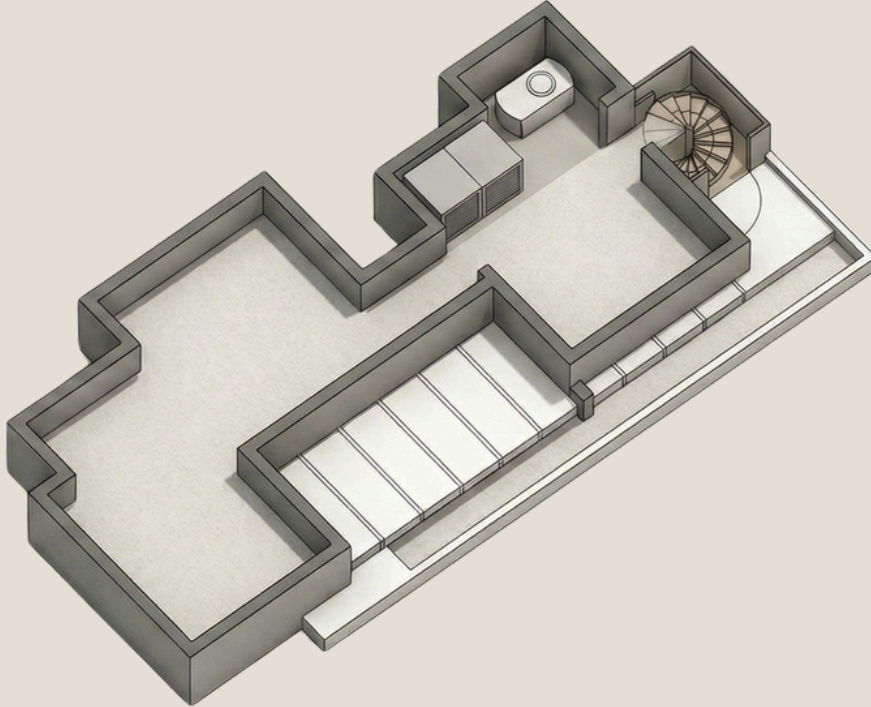
FIRST FLOOR

BELLISSIMO VILLA

ROOF PLAN



TYPE 2



TYPE 1

BELLISSIMO VILLA

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