

A modern, multi-story residential building with a light gray facade and dark window frames. The building features balconies with glass railings and potted plants. A central text overlay is positioned over the middle of the building. The sky is clear and blue.

# Nama Residence

Residential complex

## About the Project

Located on a prestigious plot of land, the residence is situated in the heart of the city, in the Riga Fereou street area, one of Limassol's most well-developed districts.

Thoughtfully designed by a renowned architect, Nama Residence embodies modern living with impeccable interiors executed to the highest standards.



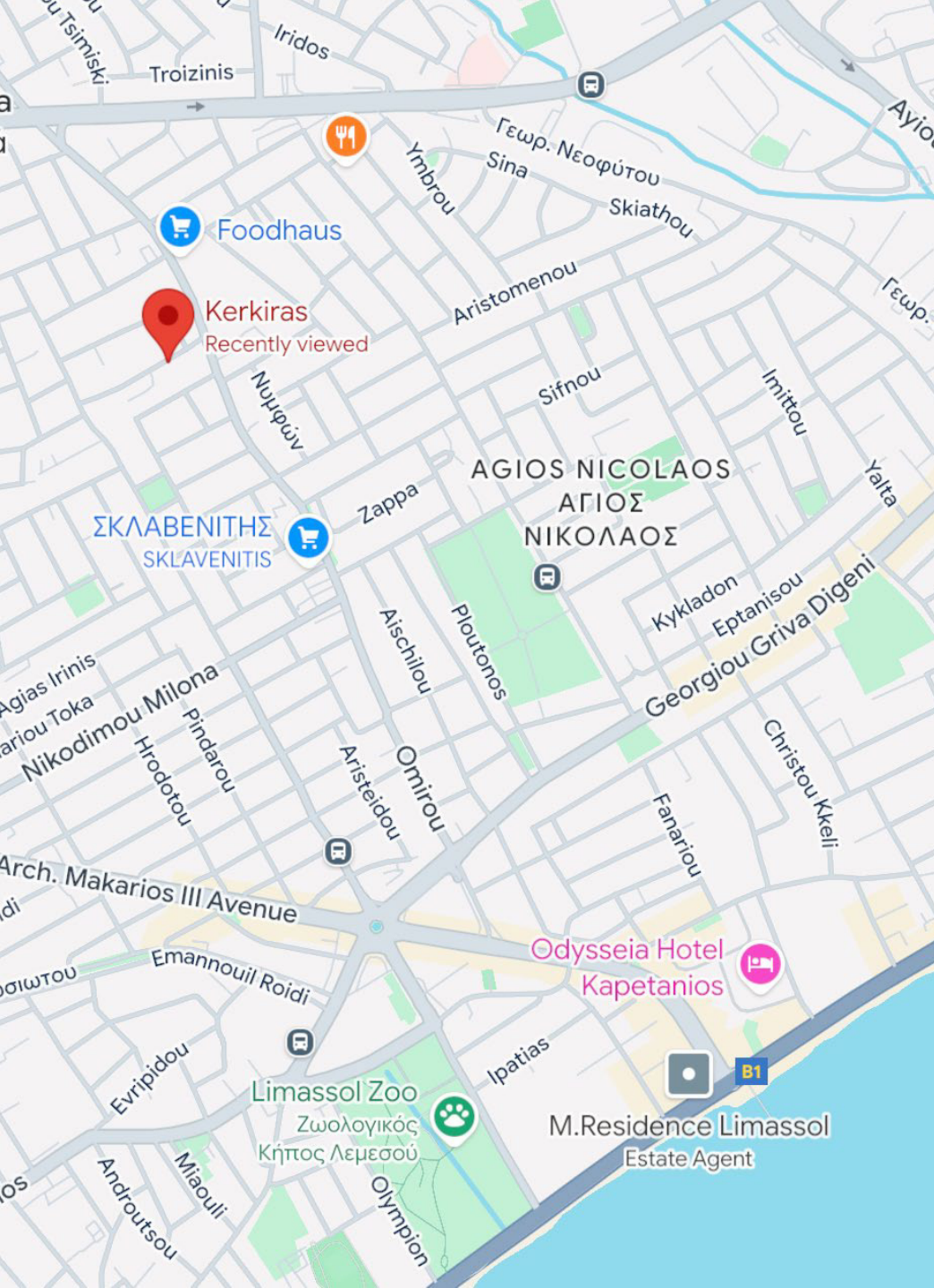
## Location and Infrastructure

The Riga Fereou area has traditionally been home to some of Limassol's most noble families. Over time, many stunning aristocratic houses have appeared here, along with numerous green open spaces and elegant parks.

Just a few steps from Nama Residence, you will find the lively Omirou Street. Here you can stock up at the Sklavenitis supermarket before strolling through the wide selection of local markets and bakeries offering everything from fresh bread to everyday essentials.

In close proximity to Nama Residence is a highly respected public elementary school.





## Location and Infrastructure

The extremely convenient location of Nama Residence means that even though traffic in Limassol can be heavy, you can easily escape it. Within a few minutes, you can leave the city and head onto the highway towards Paphos, Nicosia, or any other destination you desire. Upon returning, you can easily reach the center of Limassol via major roads such as Spyrou Kyprianou or Makariou.

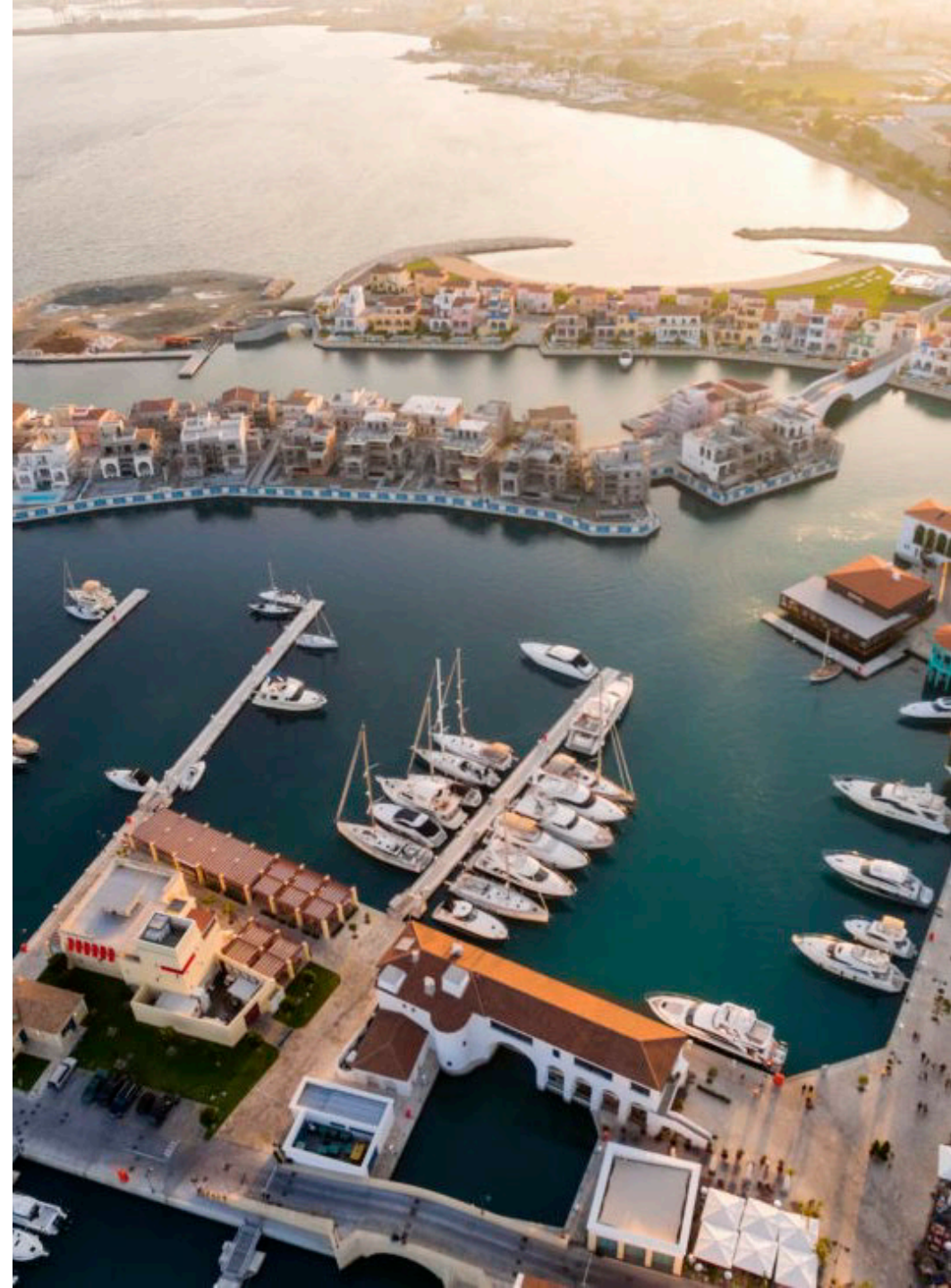
Just steps away from Nama Residence, you'll find a wide variety of options to match your mood and preferences. Starbucks is located near Makariou Avenue if you're looking to relax, or if you're in the mood for something more unique, why not drop by Milk bar or Costa Coffee, the signature Makariou cafés.

[Location of Nama Residence](#)

## Location and Infrastructure

The Makariou Avenue area also offers a vibrant selection of food and drink, including excellent wine bars and authentic cuisines. Two local favorites are Salone Pasta Bar, an Italian cuisine restaurant, and Neon Phaliron, a well-known international cuisine restaurant.

Living in the city center, seamlessly blending with beach life, makes the location of Nama Residence incredibly special. A 20-minute leisurely walk through the city's beautiful green park will take you to the pedestrian seafront and all the way to the Limassol Marina.



## Project Features

Nama Residence is a testament to modern architecture, meticulously designed using the highest quality materials, combining practical spaces with visually appealing design. This project seamlessly blends modern sophistication with the romance of Mediterranean life.

High-quality finishing details are complemented by original design solutions that harmonize with the landscape and create a feeling of “finally home” after a long day.



## Interiors

Nama Residence offers a seamless individuality and has been developed to create a sense of openness.

Our apartments are designed and built to the highest standards with all the benefits of modern living.

High ceilings, LED lighting, and concealed air conditioning.







## Interiors

Each apartment is also designed for everyday convenience. Bright, spacious living areas where people can live, laugh, and write their own stories.

The open-plan design means no dark corners. Kitchens and living rooms merge into one large entertaining space, perfect for a family dinner or a movie night. The apartment has a spacious balcony with a glass railing, where your family and friends can enjoy an outdoor meal with an uncompromised view. Perfect for peace and relaxation in any season.

## Apartment Features and Characteristics

### Eco-friendly lifestyle

Nama Residence has been designed with a holistic approach, using methods that minimize negative environmental impact and reduce the building's energy consumption, while also promoting the health and productivity of its residents.

Nama Residence is certified by the Ministry of Energy and Commerce as Class A energy efficiency. The design and technical specifications meet this standard.

The complex will be connected to a photovoltaic system on the roof and will receive almost zero electricity bills in the common areas. Zero-energy complexes are no different from other homes, only better. These are ordinary homes that are so airtight, well insulated, and energy-efficient that they produce as much renewable energy as they consume over the course of a year.

Full preparation for the installation of electric vehicle sockets at each parking space. If you already drive an electric car or are planning to purchase one soon, this will be useful for you.

### Security

Each apartment will have a fire-resistant entrance door, in addition to the now-standard video access systems to the building.



## Technical Specifications

### Foundation and Concrete Structure

The building fully complies with European seismic code standards.

### Water Supply

Hot and cold water supply will be through a "pipe-in-pipe" system;

Each apartment will be equipped with a cold water storage tank, pressure booster pump, and hot water boiler complete with solar panel;

### Sanitary Ware and Mixers

High-quality imported white porcelain sanitary ware with chrome fittings;

Mixers with chrome finish.

Kitchen sinks made of high-quality stainless steel;

Wall-hung toilets with concealed cistern;

### Heating and Cooling

Each apartment will have a high-efficiency VRV air conditioning system with the compressor installed in a technical zone;

Concealed indoor units for air conditioning in the living room/kitchen;

Wall-mounted indoor split units in all bedrooms;

Provision for under floor water heating in all rooms;



## Technical Specifications

### Walls

External walls: 25 cm thick thermal brickwork, clad with 8 cm thick polystyrene boards under thermal insulation plaster, in accordance with Class A energy efficiency insulation standards;

Internal walls: 10 cm thick thermal brickwork for insulation and soundproofing;

External wall surfaces will be coated with three layers of plaster and two layers of exterior paint. All surfaces will be treated with putty and painted with two layers of emulsion paint;

Bathrooms will be tiled with ceramic tiles up to a height of 1.2 m;

### Wardrobes and Kitchens

High-quality designer kitchen;

Kitchen countertop and backsplash will be made from granite;

Built-in high-quality wardrobes in all bedrooms;



## Technical Specifications

### Doors and Windows

- Aluminum external sliding doors and windows with double glazing with e-coat;
- High-quality internal doors, equipped with metal door handles, locks, and stoppers;
- Fire-resistant entrance door, equipped with metal door handle, lock, and stopper;

### Floors and Ceilings

- Gypsum board ceiling in bathrooms and corridor;
- Living room, dining area, and kitchen will be covered with high quality wooden finish laminate
- Bedrooms will be covered with high quality wooden finish laminate;
- The bathrooms will be paved with high quality ceramic tiles up to a height of 1.2 m;
- The terrace will be paved with non-slip ceramic tiles;
- High ceilings in the apartments - 3 meter;
- Internal staircase - high-quality marble;





## Technical Specifications

### **Electricity**

TV sockets will be installed in the living rooms and all bedrooms;

Telephone lines with telephone/network sockets will be installed in the living room and all bedrooms;

LED lamps in the corridor and bathrooms;

### **Access and Control System**

Each apartment will be equipped with a video intercom system;

The gate and main entrance door of the building will have a code entry/access system;

### **Common area and Electric Gates**

Reduced or zero external electricity consumption in common areas due to additional solar panels;

Full preparation for the installation of electric vehicle charging sockets for each apartment;

Storage rooms located on the ground floor;

NICE type electric gate mechanism with remote control;

### **KONE high-speed elevator**

## Floor Plans

## Parking Plan



## Floor Plans

### First floor



## Floor Plans

Second, third floors



## Price - List

Floor	Flat	Beds	Total area m2	Apt. area m2	Covered Veranda m2	Price
1	101	2	99	82	17	SOLD
1	102	2	99	82	17	SOLD
2	201	2	99	82	17	390 000
2	202	2	99	82	17	390 000
2	203	1	64	51	13	SOLD
3	301	2	99	82	17	400 000
3	302	2	100	83	17	400 000
3	303	1	64	51	13	SOLD



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*Any furniture shown in the attachment is for conceptual purposes only and is not the responsibility of the seller;*

*Any external and internal ceiling finishes, kitchen, wardrobes or installations or colors are for conceptual purposes only and are not the responsibility of the seller;*

*The developer reserves the absolute right to change and/or amend the above specifications or Suppliers with similar standard without prior notice;*