



Residential complex CAESAR PALM JUMEIRAH

in the northern part of Cyprus

Your dream of a luxury home by the sea can come true!

CAESAR PALM JUMEIRAH residential complex is a luxury project in the heart of Boaz, a complex by the sea.

The new project, Caesar Palm Jumeirah, offers you a taste of Dubai right in Northern Cyprus, just 300 meters from the sandy site in Boaz. The project includes 7 multi-storey buildings at different stages of construction. The complex is equipped with a palm-shaped swimming pool, gardens, fountains, separate pools, as well as separate rooftop pools and recreation areas for each building. This complex is ideal for comfortable living or investment.



Location

Boaz is famous for its picturesque scenery, including beautiful sandy beaches and crystal clear waters of the Mediterranean Sea, which make it an attractive destination for beach holidays, swimming or diving. Thanks to its seaside location, Boaz also offers stunning sunset views. It is also worth noting that Boaz is located near the city of Famagusta, one of the major cities in Northern Cyprus, where you can visit historical sites, shopping centers and other entertainment places.



Residential complex infrastructure CAESAR PALM JUMEIRAH:

Swimming pool for family fun and leisure

Unique pool - palm tree

Indoor pool

Children's swimming pool

Sauna, hammam, jacuzzi, heated pool

Modern gym

24/7 security

Children playground

Tennis and football court

Authentic Arabic restaurant

Hookah lounge and bar

coffee house

Fountain and garden

BBQ area





The Caesar Palm Jumeirah residence is located on the coast of Famagusta Bay next to the Caesar Blue complex near the village of Boaz. The architects were inspired to create this project by the project of the world famous man-made island Palm Jumeirah (Palm Jumeirah) in the United Arab Emirates. The outline of the elite 22-storey high-rise resort development project in Boaz also resembles a date palm tree. A characteristic feature of the Caesar Palm Jumeirah complex is the presence of high-rise swimming pools of the Infinity pool type on the 16th or 17th floors of the buildings. The high location of the pool gives the impression of endless space; the view from the pool merges with the surrounding landscape and the azure sea.



From the windows of any apartment there are stunning panoramas of Famagusta Bay and the Beshbarmak mountain range. The Mediterranean climate, sea and mountains create the feeling that your corner of the Mediterranean is right here.

Examples of ready-made solutions for our apartments:



The construction of high-comfort apartments such as Studio, 1+1 and 2+1 is carried out using modern innovative technologies.


Each building is equipped with a lobby and private amenities including a gym, lounge and collaboration area with high-speed Internet connection. In addition, each building has a rooftop swimming pool, providing residents with the opportunity to relax and enjoy stunning views of the surrounding landscape.




CAESAR PALM JUMEIRAH




Payment calculation example - Apartments Khadija 2+1

Description			
Apartment Khadija 806 / 2+1 / 104m - 18.5m	£ 281,358.00		C-1
Deposit	£ 1,000.00		8th floor
Down payment 30%	£ 83,407.40	within 30 days after deposit	September 2026 plus 4 months
Interest-free balance for 84 months	£ 196,950.60	after 1 month from 30% of the original contribution	
Monthly payment	£ 2,344.65		
Additionally:			
VAT (5%)	£ 14,067.90	one year after handing over the keys	
Connection to utility networks	£ 1,500.00	one year after handing over the keys	
Registration of agreement (0.5%)	£ 1,406.79	after the down payment	
Fully furnished designer package	£ 12,000.00	optional	
Title documents (6%)	£ 16,881.48	before the contract registration stage	
Annual maintenance fee from date of transfer keys	£ 1,350.00	starting from the moment of handing over the keys	
	£ 328,564.17		

Payment calculation example - Apartments Malika 409 / 1+1 taking into account the refund of funds from apartment rentals.

Description			
Apartment Malika 409 / 1+1 / 64.5m - 10m	£ 169,470.00		C-3
Deposit	£ 1,000.00		4th floor
Down payment 50%	£ 83,735.00	within 30 days after deposit	May 2026 plus 4 months
Interest-free balance for 30 months 50%	£ 84,735.00	after 1 month at 50% initial contribution	
Monthly payment amount	£ 2,824.50		
Additionally:			
VAT (5%)	£ 8,473.50	one year after handing over the keys	
Connection to utility networks	£ 1,500.00	one year after handing over the keys	
Registration of agreement (0.5%)	£ 847.35	after the down payment	
Fully furnished designer package	£ 12,000.00	optional	
Title documents (6%)	£ 10,168.20	before the contract registration stage	
Annual maintenance fee from date of transfer keys	£ 1,200.00	starting from the moment of handing over the keys	
	£ 203,659.05		
Cashback 6%	£ 10,168		
Rental guarantee 1 year 8%	£ 13,558		
Rental guarantee 1 year 8%	£ 13,558		
Rental guarantee 1 year 8%	£ 13,558		
	£ 40,673		

Payment calculation example - Apartments Khadija 2+1 taking into account the refund of funds from apartment rentals.

Description			
Apartment Khadija 806 / 2+1 / 104m - 18.5m	£ 281,358.00		C-1
Deposit	£ 1,000.00		8th floor
Down payment 50%	£ 139,679.00	within 30 days after deposit	September 2026 plus 4 months
Interest-free balance for 30 months 50%	£ 140,679.00	after 1 month at 50% initial contribution	
Monthly payment amount	£ 4,689.30		
Additionally:			
VAT (5%)	£ 14,067.90	one year after handing over the keys	
Connection to utility networks	£ 1,500.00	one year after handing over the keys	
Registration of agreement (0.5%)	£ 1,406.79	after the down payment	
Fully furnished designer package	£ 12,000.00	optional	
Title documents (6%)	£ 16,881.48	before the contract registration stage	
Annual maintenance fee from date of transfer keys	£ 1,350.00	starting from the moment of handing over the keys	
	£ 328,564.17		
Cashback 6%	£ 16,881		
Rental guarantee 1 year 8%	£ 22,509		
Rental guarantee 1 year 8%	£ 22,509		
Rental guarantee 1 year 8%	£ 22,509		
	£ 67,526		

CAESAR PROJECTS PAYMENT PLANS FOR NOVEMBER 2023

CAESAR PALM JUMEIRAH

All blocks

84 MONTHS

-

CAESAR PALM JUMEIRAH ONLY FOR APARTMENTS MENTIONED IN PRICE LIST WITH YES/NO CB/RG

OFFER #1: RENTAL GUARANTEE*

Required:

40% down payment
 36% by instalments until key handover
 24% to be covered by the **rental guarantee (8% x 3 years)**
plus purchaser has to buy design package

OFFER #2: CASHBACK AND RENTAL GUARANTEE

Required:

50% down payment + 50% until key handover

Offer:

6% cashback annually, until construction finishes
for the amount of down payment (50% or more) plus rental guarantee (8% x 3 years), purchaser has to buy design package

Your dream of a
sea can


NOVORUD
INVESTMENTS & PROPERTY

+359 89-202-2011

+359 88-933-8334

+972 53-281-4559

(WhatsUp, Viber, Telegram)

luxury home by the
come true!

