



CITY RESIDENCE

- an architectural project under construction in the city of Burgas, which is a complex of three consecutive buildings, in which shops are designed on the ground floors.

The upper floors will offer beautiful views of the city and the sea.

City Residence will be built in close proximity to the park and Yanko Komitov Boulevard, close to schools, kindergartens, bus stops, main roads allowing quick access to the city center in just 5-7 minutes, large



hypermarkets and two shopping centers in the city.

An apartment in a new building in Burgas is a thoughtful and pragmatic investment with a reasonable expectation of receiving income from rental and resale of housing, as well as the opportunity to relax in a resort town on the sea coast.

Burgas is the largest city in the southeastern part of Bulgaria, located on the western shore of the Burgas Bay of the Black Sea, at the easternmost point of the Burgas Lowland.

Burgas is considered the most comfortable city for living in Bulgaria. The food industry, mechanical engineering, and textile production are developed. Recently, tourism has been actively developing, facilitated by the presence of the sea and climate. The region is characterized by mild winters and cool summers with plenty of sunny days.



And, of course, the city is attracted by the opportunity to relax on the Black Sea on equipped, clean beaches without party fun. Streets with pastel-colored buildings and cozy public gardens create a feeling of peace and inner harmony. The city has an international airport, a developed network of bus and trolleybus routes, and taxi services. There are two universities, the largest library in the region with scientific status, and performances are staged in several theaters.

Features of the city and surrounding area

marine park;
historical Museum;
Museum of Petya Dubarova;
Burgas Puppet Theater;
Drama Theater Adrian Budevskia;
Opera and Philharmonic Complex of Burgas;
Petko Zadgorski Art Gallery;
Flora Exhibition Center; Burgas Mound - Copper Age excavation site;
ruins of the Rusokastro castle;
excavations of the ancient city of Pyrgos;
Poda Nature Reserve (salt lakes, bird nesting grounds).





The buildings are planned on a built-up area of approximately 22,000 square meters, each with commercial premises at the bottom and seven residential upper floors containing approximately 200 apartments.

parking spaces and garages on the ground and basement floors

Inspired by a high standard of living, the developer has once again relied on time-tested materials with uncompromising quality and reliability, constructing functional, well-designed buildings and a variety of built-up areas.

The building will be decorated with a luxurious external facade with a canopy made of wooden slats, supported by a number of stylized columns.



To provide faster service to our residents, we decided to use silent Liftcom elevators.



The structure of the building is a monolithic, beamless, reinforced concrete system with load-bearing columns.

washers and frames. The facade structure is made of non-load-bearing brick walls 25 cm thick, insulated from the outside, thermal insulation - 10 cm, the facade is plaster and suspended fiber cement.

Construction stage:

Construction is due to begin at the end of January -
Early February 2024.

Project duration:

from 24 to 30 months from the start of construction.

APARTMENTS

one-room apartments from 42.42 sq.m to 52.43 sq.m.

two-room apartments from 56.98 sq.m to 83.12 sq.m.

three-room apartments from 84.89 sq.m. to 111.15 sq.m.

four-room apartments from 129.53 sq.m. to 164.81 sq.m.



Payment method

We offer payment according to construction stages and Individual flexible arrangements where possible. to every buyer.

The installment plan for construction stages is as follows:

1. Security deposit and signing of the Deposit agreement.
2. 30% in case of obtaining permission to construction and signing of preliminary agreement
3. 20% – according to Quota 00
4. 30% – upon receipt of Act 14
5. 15% - upon receipt of Act 15
6. 5% - upon receipt of Act 16



Prices for apartments range from 960 to 1030 euros per square meter, depending on the location.

Opportunity to invest in pre-sales!

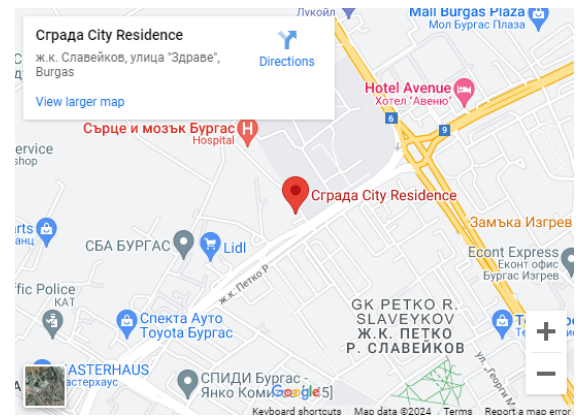
Property reservation

Property can be reserved and removed from sale by paying deposit of 3000 euros.

All residential and commercial areas will be designed to a degree of completion in accordance with Bulgarian legislation.

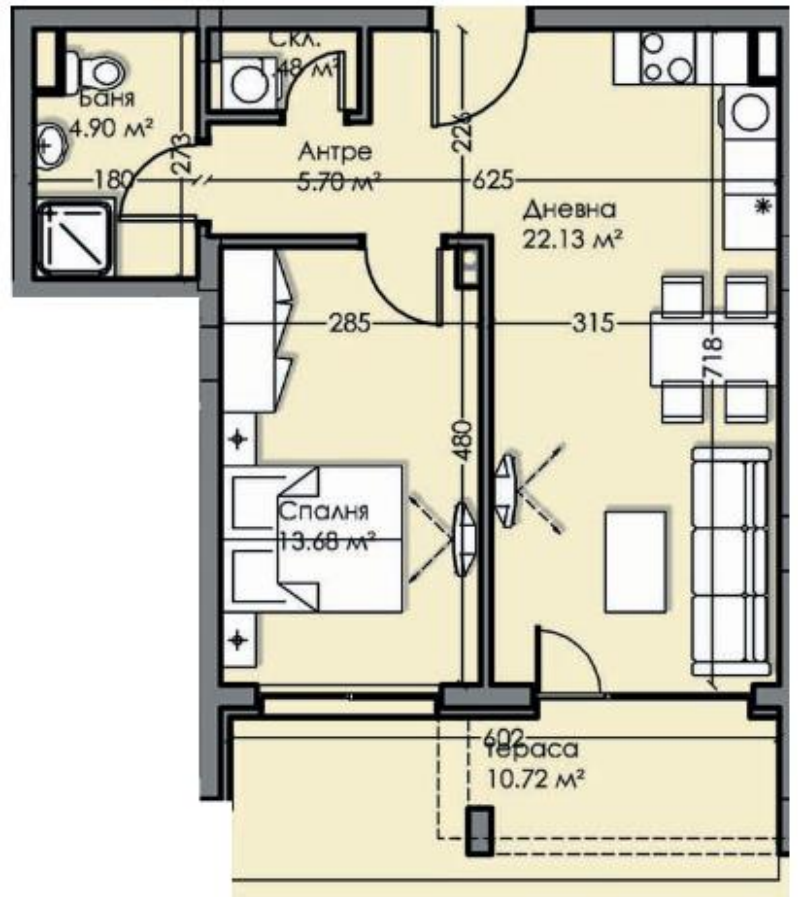
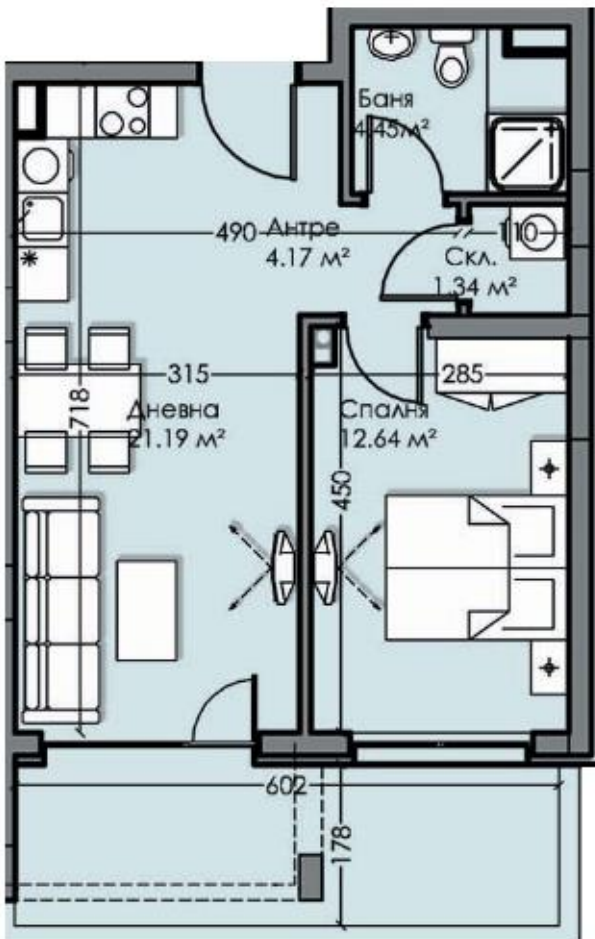
In the preliminary agreement, a clause is included that states that

the price of the property remains final and does not change during the entire construction period.

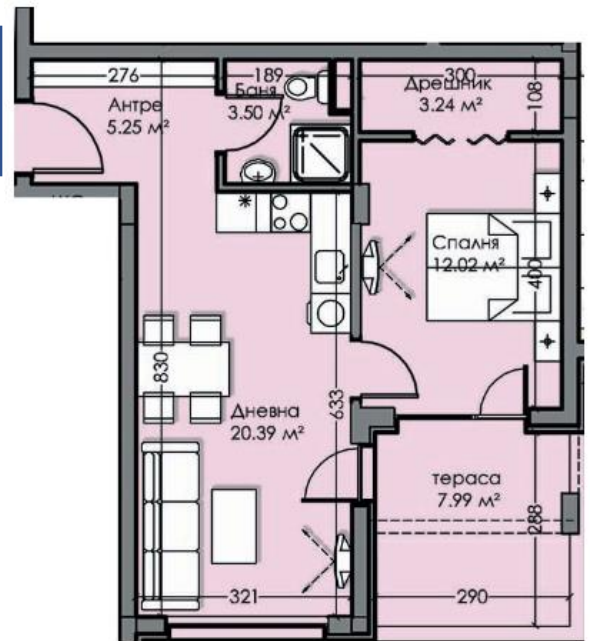
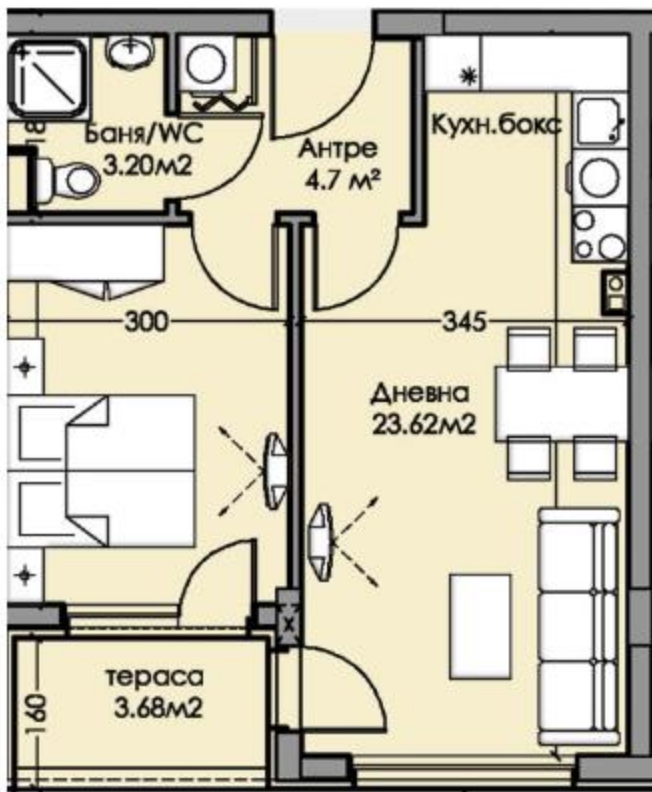


Examples of one-bedroom apartment layouts.

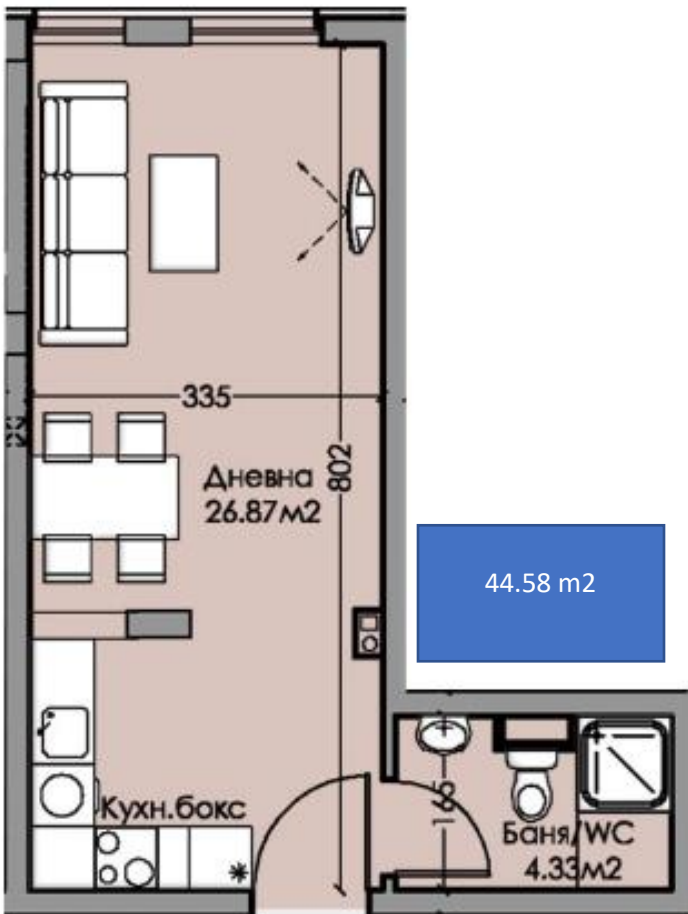
72,5 m²



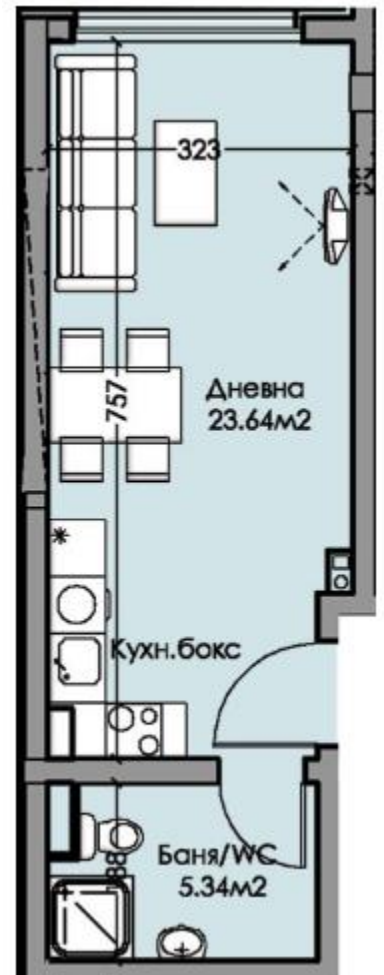
77.1 m²



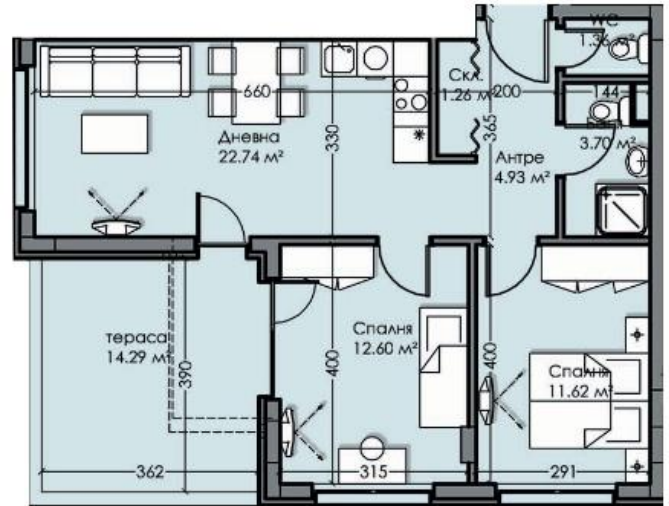
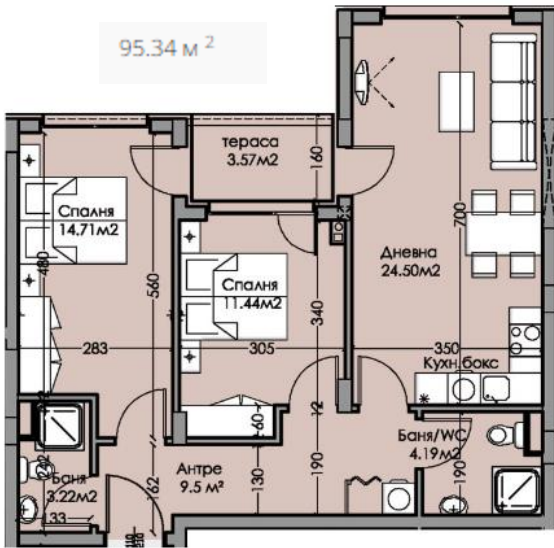
Examples of studio apartment layouts.



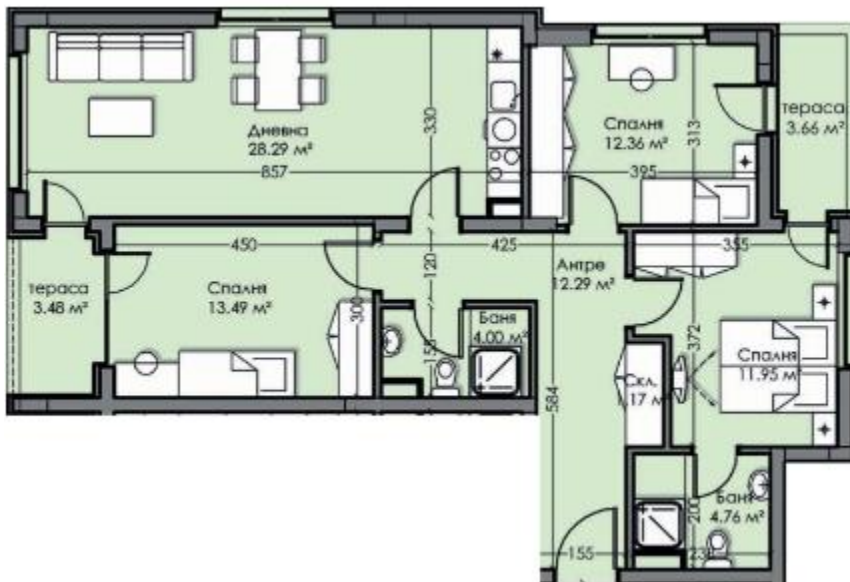
42.42 m²



Examples of two-bedroom apartment layouts.



Examples of three-bedroom apartment layouts



Bulgaria offers profitable investment opportunities in real estate.
 We will help you find properties with potential for growth in value.