

Majesty Real Estate

ONLY RESIDENCES & SUITES

Alexandr Godovnikov · Tuesday, April 13th, 2021

Only: is a stunning multilevel high-rise mix development of offices, residential apartments. The high-rise building is perfectly located on the coast road in the Germasogeia area of Limassol - Cyprus, and within walking distance of glorious sandy beaches. The spacious apartments & suites enjoy panoramic views of the sea and the city and are just perfect for enjoying a sun-drenched Mediterranean lifestyle. With its towering structure, only: is designed to be a major landmark on the south coast of the island. Set in secure grounds, the impressive building comprises offices, luxury apartments - each with either 2 or 3 bedroom double height loft apartments with roof gardens & topped by with the only: suites, only: the spa wellness center, the brunch boutique restaurant on the ground floor and the hai lounge in the top floor. As would be expected in a property of this caliber, ONLY: boast the best in upmarket facilities - residents' swimming pool with sun terrace and residence restaurant bar; gym and wellness center; children's play area; high-speed lifts, and an imposing atrium lobby with on-site butler 24/7. Value-added services are also available on request, including in-room food deliveries, as well as laundry, housekeeping, handyman, and babysitting services.

SERVICES & FACILITIES

Receptionist 24hr
Gated Entrance / Security Pavilion
Ground & Underground Parking space
Storage for each unit
Kids Playground
Swimming Pool
The Brunch Boutique Restaurant in the
ONLY SPA

Professional Wellness Area:

1. Gym 24/7
2. Relaxing Area
3. Heat Experience Areas
4. Treatment Facilities (Operated By Professional)

SPECIAL SERVICES PROVIDED

24/7 Food & Beverage

Daily Room Service & Cleaning

On-Demand Services Such As Laundry Services, Boat Trips, Gardening Services, Transport Services, Babysitting Services, Handy Man Services, Swimming Classes, And Supermarket.

A property investment in a class of its own ONLY: represents a superb freehold property investment. The concept provides investors with predictable returns backed by the security of a long-term management agreement. Owners will benefit from strong returns through a lower risk, lower effort asset:

Floor	Description №	Internal Covered Area m2	Covered Veranda m2	Total NET Area m2	Price(€) VAT PAID
	Suite 2101	53	6	59	800,000
	Suite 2102	56	5	61	800,000
	Suite 2103	48	19	67	800,000
21st	Suite 2104	48	19	67	800,000
	Suite 2105	56	5	61	800,000

• Communal and uncovered areas are not included in the above table • Communal and uncovered areas are not included in the above table

• Suites with guaranteed rental income, are fully furnished and equipped (furniture, a/c, heating, curtain, lighting, etc)

FOR PRIVATE RESIDENTIAL PURPOSES FOR PRIVATE RESIDENTIAL PURPOSES
Area of Schedule Status: Ready

Floor	Residences No	Description	Internal Covered Area m2	Covered Veranda m2	Total NET Area m2	Storage m2	Common Area m2	Parking	Total Gross Area m2	Price(€) Plus VAT
11th & 12th	1103	2 bedroom with roof garden	85	143	228	3	51	1	282	1,300,000
14th & 15th	1402	3 bedroom with roof garden	113	99	212	4	68	1	284	1,600,000

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