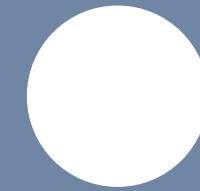




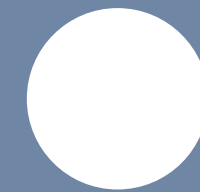
summit business centre



bbf:



headquarters of life



summit business centre

this commercial building is in a class of its own due to the astonishing modern style created by one of the top Cyprus architects

6 floors of luxurious offices and 35 car parking spaces. each floor consists of 2-4 separate smartly sized offices to accommodate a small-to-medium sized business. each owner will enjoy a spacious veranda overlooking the city centre.



this well-known area is located in the heart of the city center: only moments away from the significant infrastructures, business center, banks, refined restaurant and high-class lounges. this location is perfect for attracting new business opportunities and prospects.



major benefits

- stunning business centre designed by one of the best architects
- located in the heart of a well known business area
- 2-4 offices per floor smartly designed to accommodate small to medium sized businesses

- common facilities include a reception area and 35 parking spaces
- within easy reach to all necessary infrastructure
- stylish cafeterias, luxurious restaurants, banks, schools, and shops are only moments away



• introduction

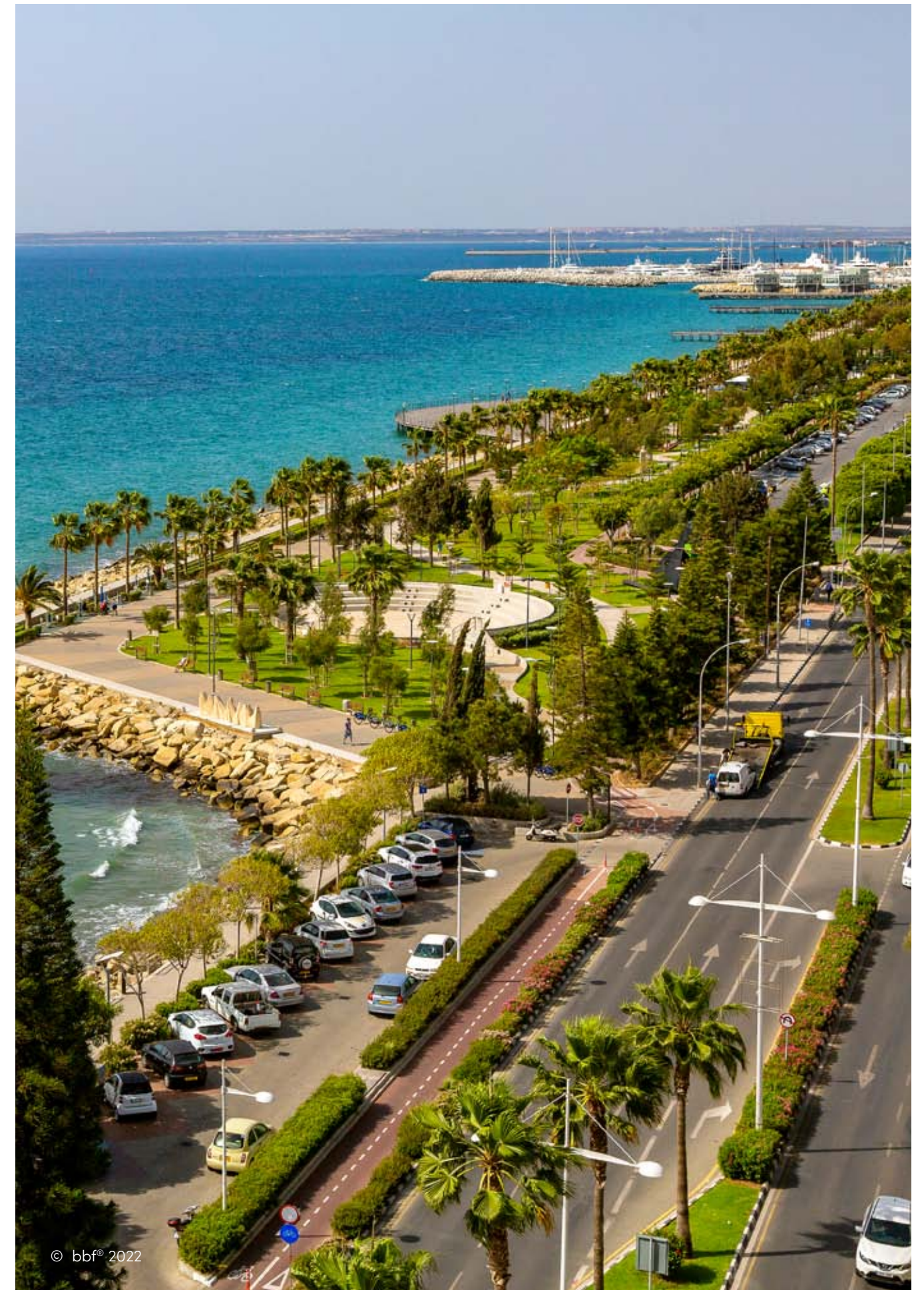
Limassol combines the fast pace of a city and the comfort of a first-class mediterranean resort

Limassol is the second largest urban area in Cyprus, located on the southern coast, with an urban population of 160,000 – 176,700.

Limassol was built between two ancient cities – Amathus and Kourion – and during Byzantine rule it was known as Neapolis (new town). Limassol's historical centre is located around its medieval Limassol Castle and the Old Port. Today the city spreads along the Mediterranean coast and has extended much farther than the castle and port, with its suburbs stretching along the coast to Amathus.

The history of Limassol is largely associated with the Third Crusade of Richard the Lionheart, who arrived in Limassol in 1191 on his way to the Holy Land. He arrested the renegade Byzantine Greek governor of Cyprus Limassol, Isaac Komnenos, taking over the entire island, and bringing the long Byzantine dominion of Cyprus to an end. Richard also celebrated his marriage with Berengaria who had received the crown as queen of England in Limassol. Richard destroyed Amathus and the inhabitants were transferred to Limassol.

Limassol has a Subtropical-Mediterranean climate with warm to hot and dry summers as well as very mild winters, separated by short springs and autumns which are generally pleasant.



location

the business centre is located right at the heart of Limassol's historic centre, near the Molos Park, the city's most amazing promenade

summit is situated in one of the most desirable residential locations, close to Limassol's business hub and a vibrant urban centre. the development is located near a beautiful seafront with direct access to an array of fine restaurants, vibrant cafes, high end shops and commercial centres. this sophisticated property is near the Limassol Marina and it is considered to be one of the most exclusive and superior marina destinations in the wider Mediterranean and the Middle East. the Limassol marina offers fine dining, shopping and leisure activities as well as a fully-serviced Marina, successfully embodying successfully a luxurious Mediterranean lifestyle.



• exterior



**2-4 offices per floor smartly designed
to accommodate small to medium
sized businesses**



• exterior



• exterior



**common facilities include
a reception area and
35 parking spaces**



• exterior



choice of properties



UNIT N°	PROPERTY TYPE	NO OF PARK SPACES	INDOOR AREA M ²	COV. VERANDA M ²	FLOOR	PRIVATE INTERIOR	COVERED VERANDA M ²	UNCOVERED VERANDA M ²	COMMON AREA PER UNIT M ²	TOTAL AREA M ²
101	Office	1	84.80					0.00	20.91	113.61
102	Office	2	101.80					0.00	25.10	134.80
103	Office	2	101.90					0.00	25.13	134.93
104	Office	1	84.20					0.00	20.76	112.86
201	Office	1	84.80					0.00	20.91	113.61
202	Office	2	101.80					0.00	25.10	134.80
203	Office	2	101.90					0.00	25.13	134.93
204	Office	1	84.20					0.00	20.76	112.86
301	Office	1	84.80					0.00	20.91	113.61
302	Office	2	101.80					0.00	25.10	134.80
303	Office	2	101.90					0.00	25.13	134.93
304	Office	1	84.20					0.00	20.76	112.86
401	Office	3	106.00	68.00				29.00	42.91	245.91
402	Office	3	106.00	68.00				29.00	42.91	245.91
501	Office	4	106.00	68.00	6th	33.00	78.00	32.70	70.28	387.98
502	Office	4	106.00	68.00	6th	33.00	78.00	32.70	70.28	387.98

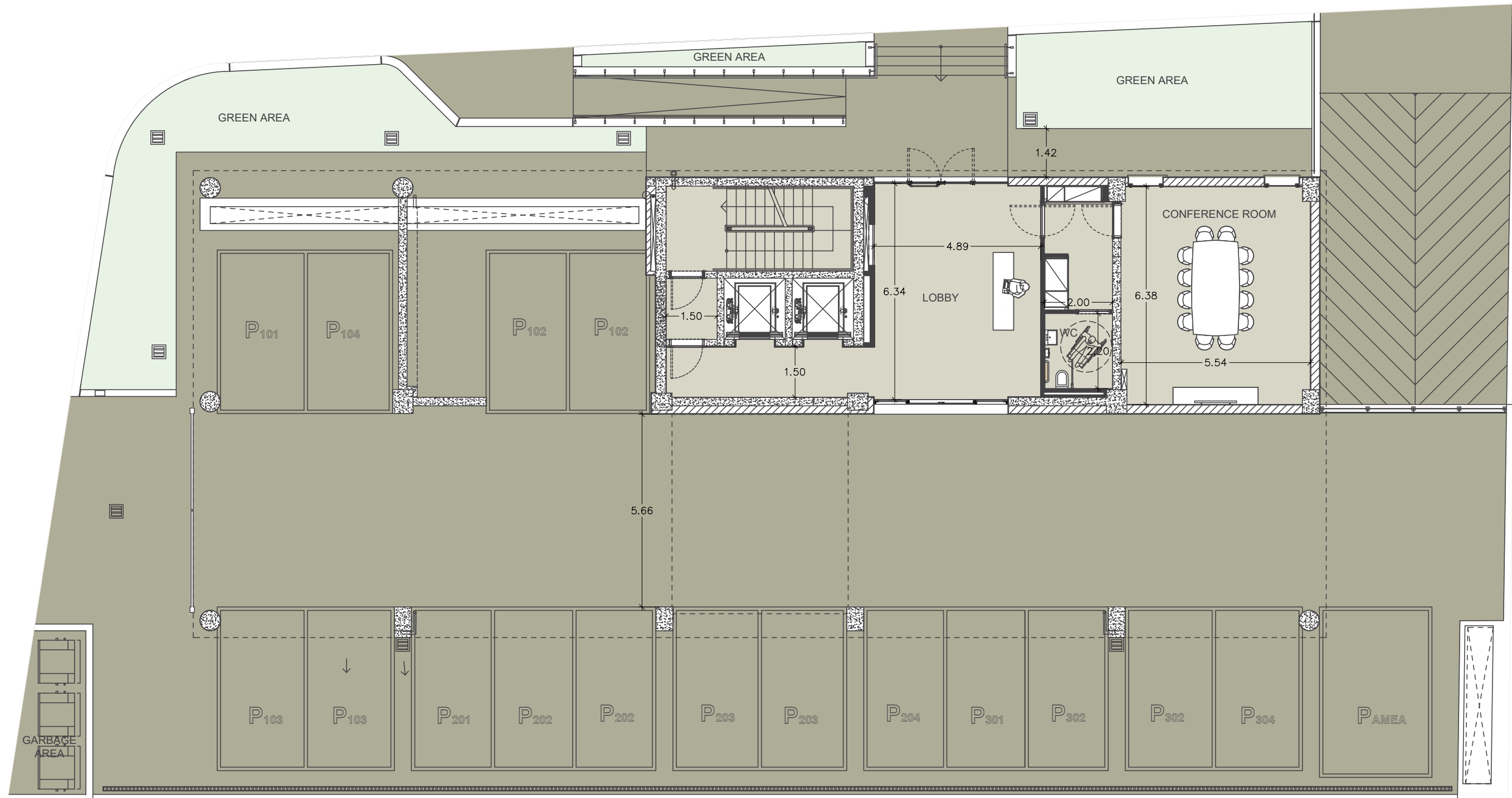
note: the areas stated above may slightly differ upon issuance of relevant authority permits

basement



• floor plans

ground floor

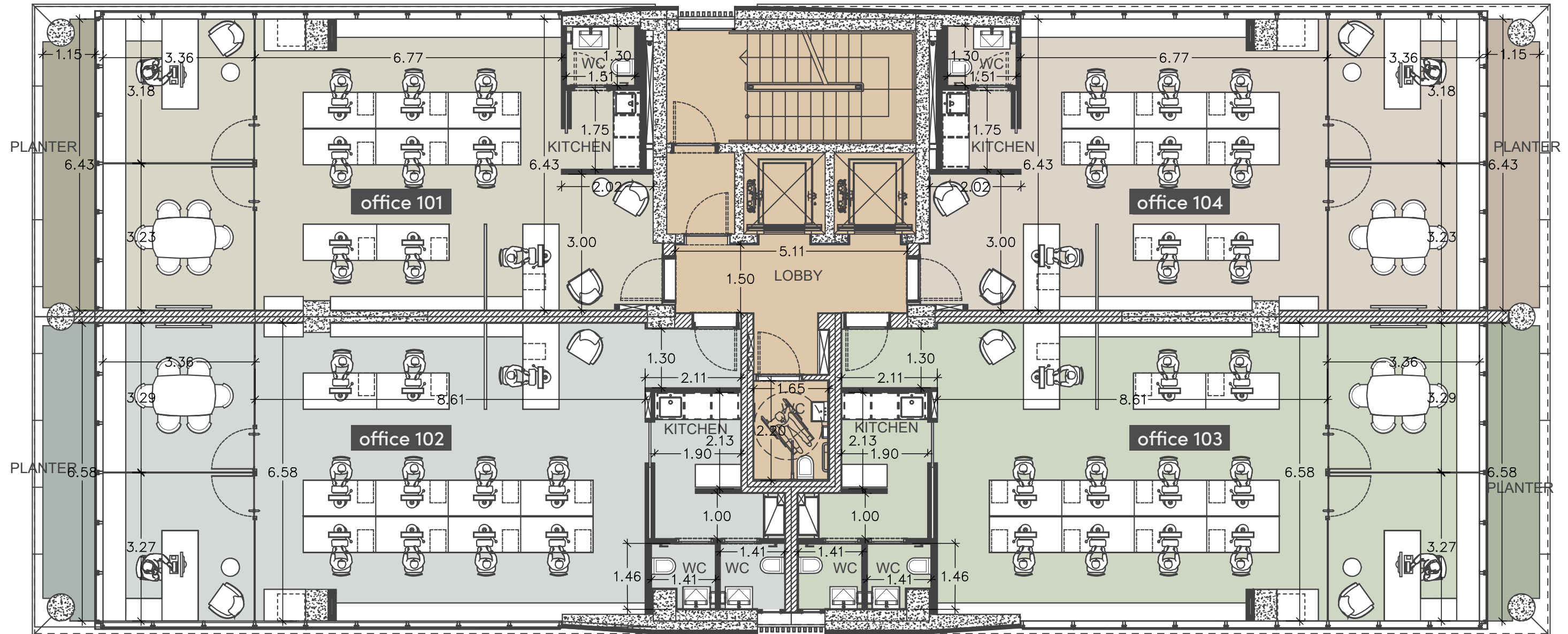


• floor plans



floor 1

UNIT N°	TOTAL AREA M ²
101	113.61
102	134.80
103	134.93
104	112.86

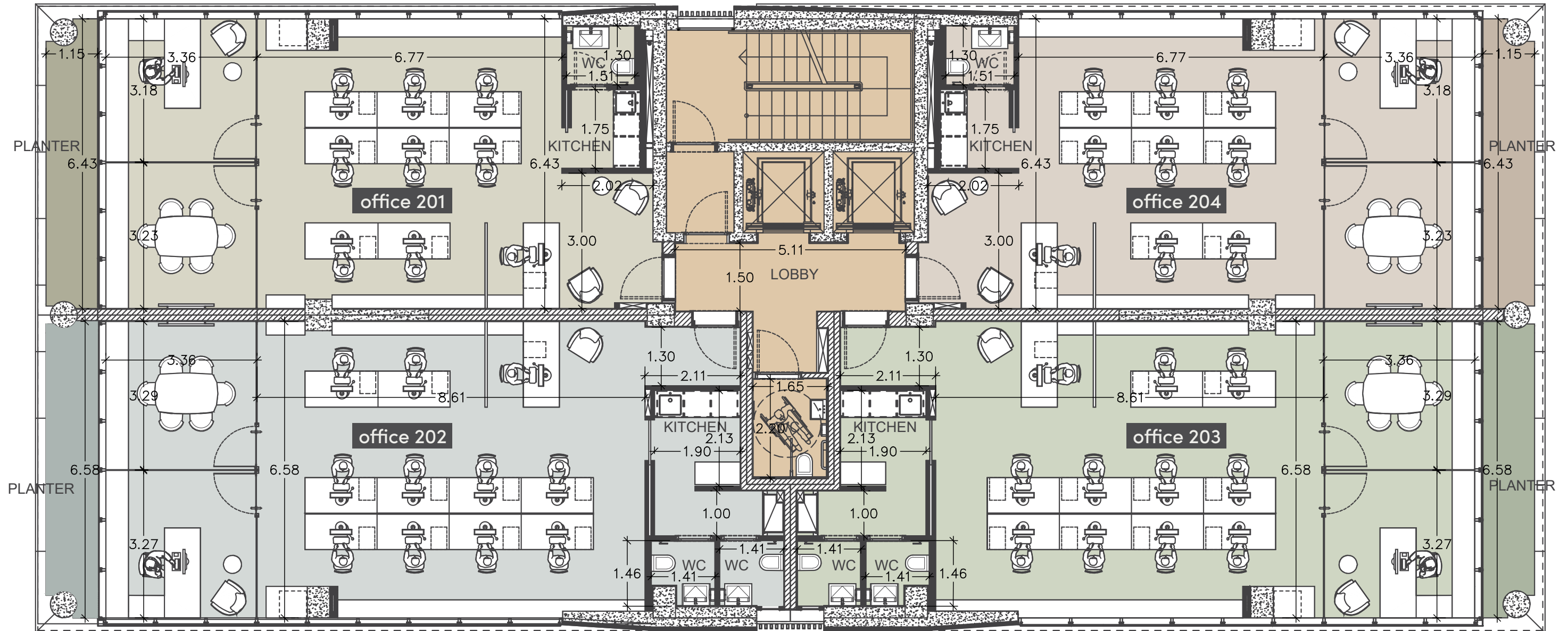


• floor plans



floor 2

UNIT N°	TOTAL AREA M ²
201	113.61
202	134.80
203	134.93
204	112.86

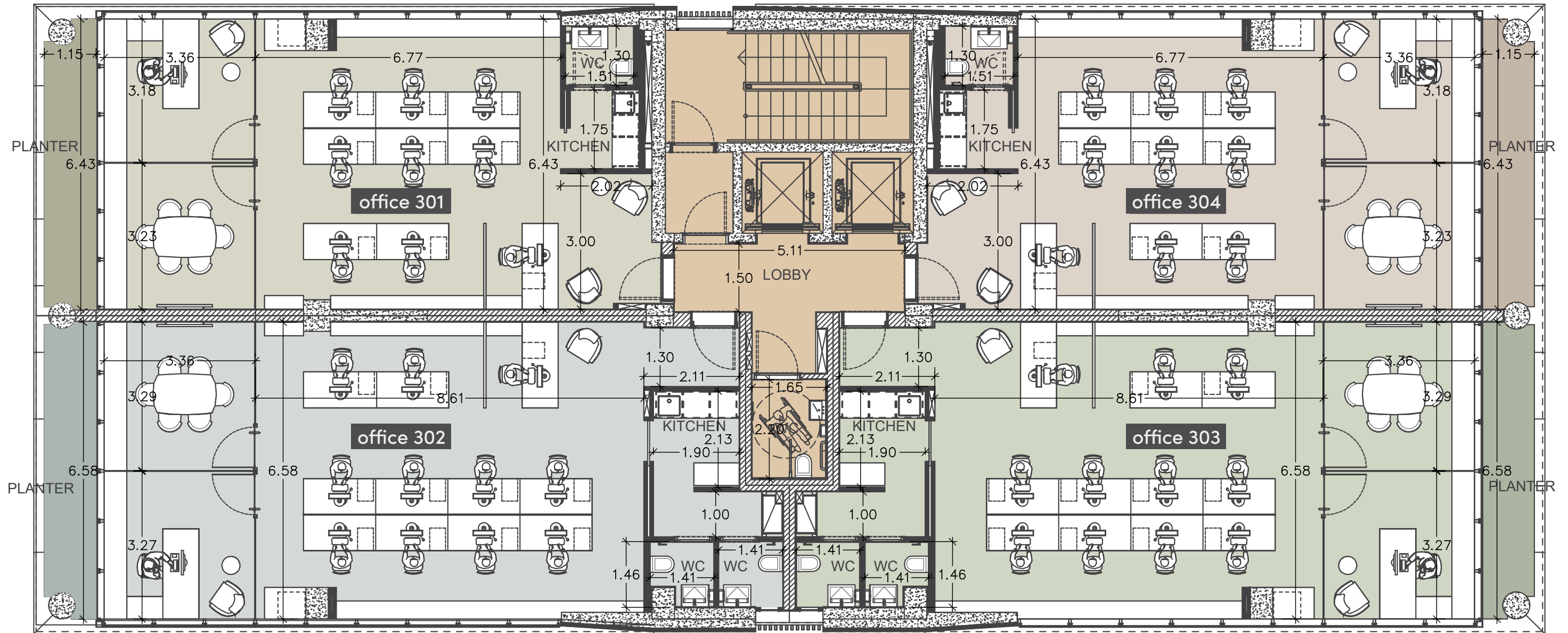


• floor plans



floor 3

UNIT N°	TOTAL AREA M ²
301	113.61
302	134.80
303	134.93
304	112.86

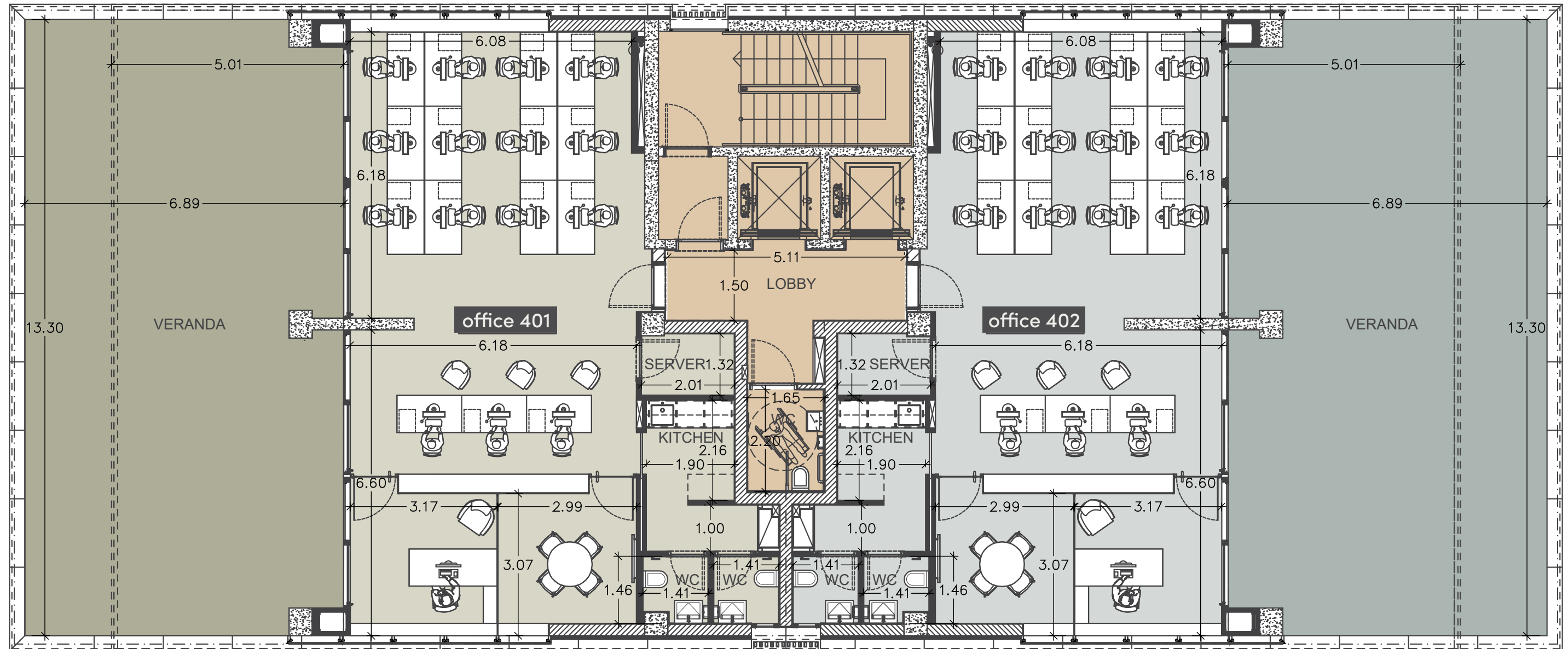


• floor plans



floor 4

UNIT N°	TOTAL AREA M ²
401	245.91
402	245.91

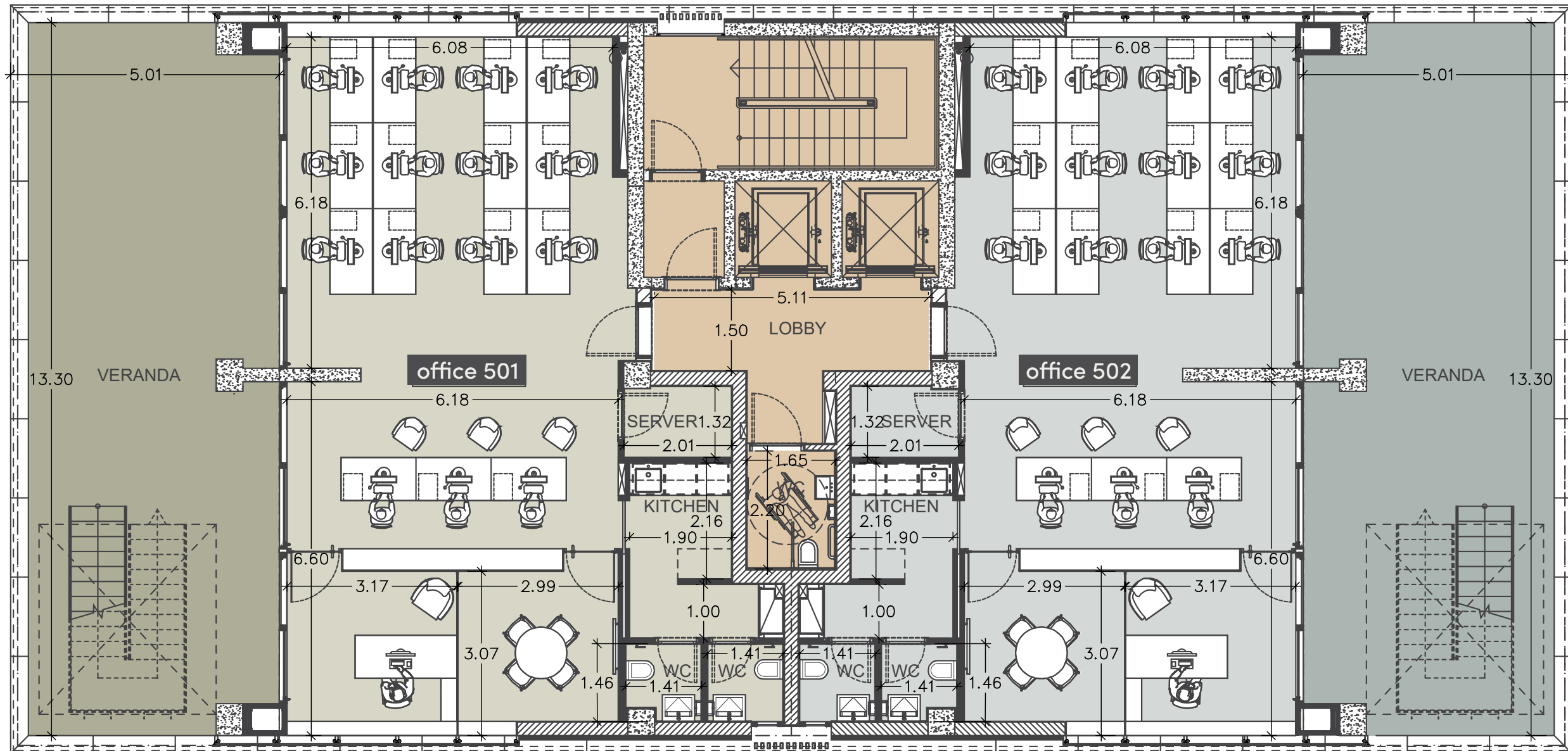


• floor plans



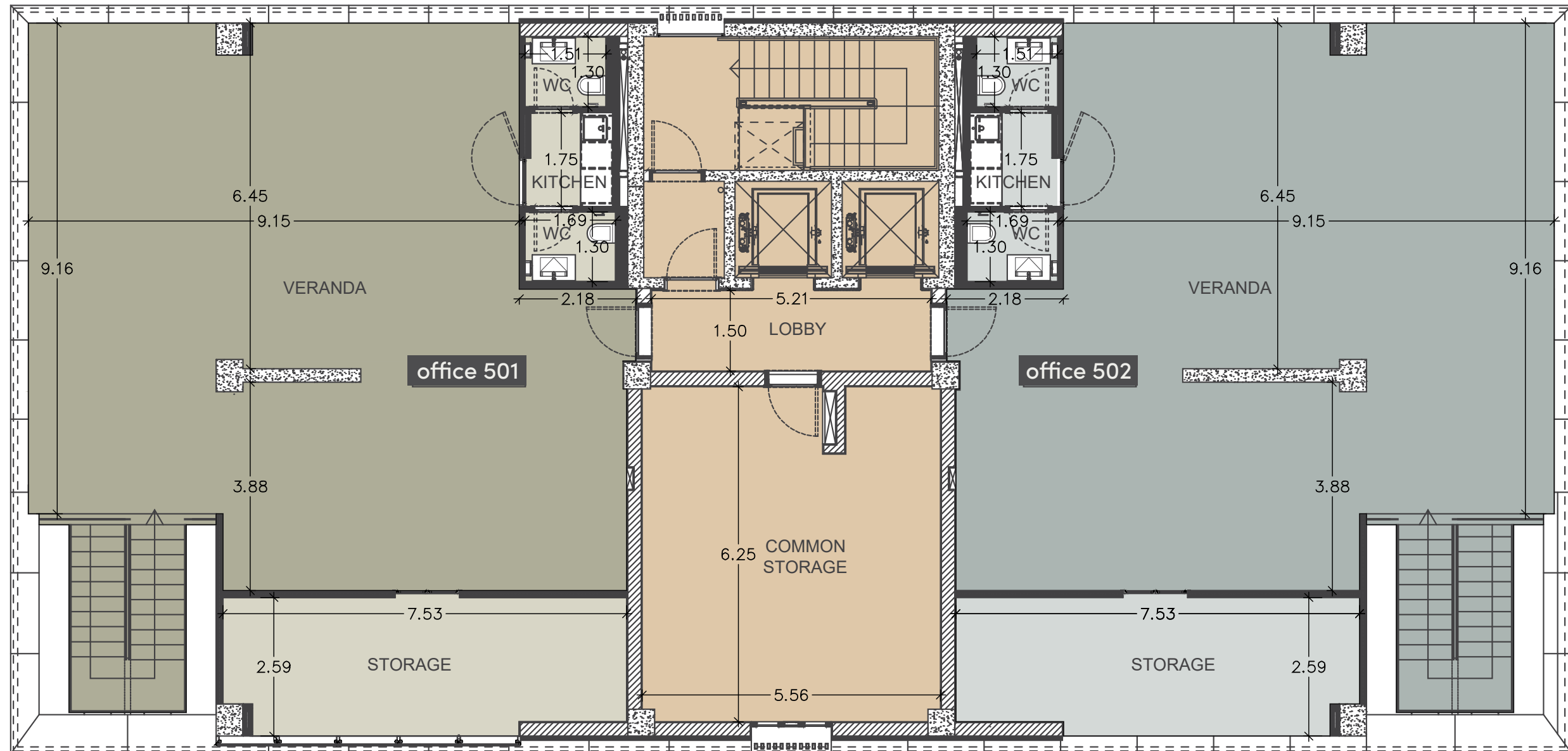
floor 5

UNIT N°	TOTAL AREA M ²
501	387.98
502	387.98



• floor plans

floor 5&6



signature finishes

bbf:shell&core

design your future workspace according to your needs and vision

- shell&core finishings
- marble walls and floors in the restrooms
- ceramic tile floors in the verandas
- provisions for A/C in every office
- high standard sanitary ware from European brands in common areas and restrooms

- thermal aluminum doors and window frames with double glazing
- provisions for electrical installations and lighting fittings
- provisions for plumbing-drainage, with hot and cold water and an instant heater included
- no loose furniture is included
- keypad intercom at the lobby main entrance door

Aluminium systems



Alumil /
Sahara Night 520
* the exact profile sections will be decided according to the design concept of each project.

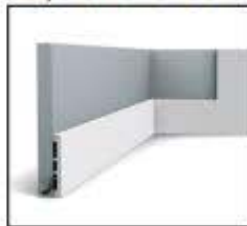


Storage
Ceramic Tiles / Vitacer Advance Grey
450x450mm

Verandas /
Ceramic Tiles / Stone Creek Beige (Y40460)
600x600x20 mm (Raised Floor)
600x600x 9 mm (Glued)



Polyurethane foam



Skirting
Plinth Orac / White Color
102 mm

Office Areas /
Carpet tiles /
On a raised Floor system
by CBI Europe
CBH or CBH_S



Internal Doors, Wardrobes & Kitchen /
MDF / White matte laquered
Locally Produced



Main Entrance Doors /
Cladded with white OAK
Veneer

Kitchen /
Backsplash & Counter top
Marble / Didimon Light
Sandblasted & Brushed
Cross Cut
20 mm

Bathrooms
Floors & Walls
Marble / Didimon Light
Sandblasted & Brushed
Cross Cut
20 mm



Stairs, Corridors, Lobbies, Elevator floor & Border
Marble / Didimon Light
Sandblasted & Brushed
Cross Cut
20 mm



Window Sill /
Marble / Pigon
30 mm

Window Sill /
Marble / Alivery
30 mm

immigration opportunities

fast track cyprus permanent residence by investment

The Cyprus Permanent Residency Program (PRP) grants the right to travel within the EU with less elaborate visa requirements and obtain Cyprus citizenship

1. Major advantages

- Issued within 4 months
- Life-long validity without need for renewal
- Granted to all direct family members of the applicant, including spouse and children under 25 years old
- No residency requirements other than to visit Cyprus once every two years
- Allows to have a business in Cyprus and receive shareholder dividends

2. Main terms & conditions

The applicant must proceed with an investment of min €300.000 + VAT in one of the following categories:

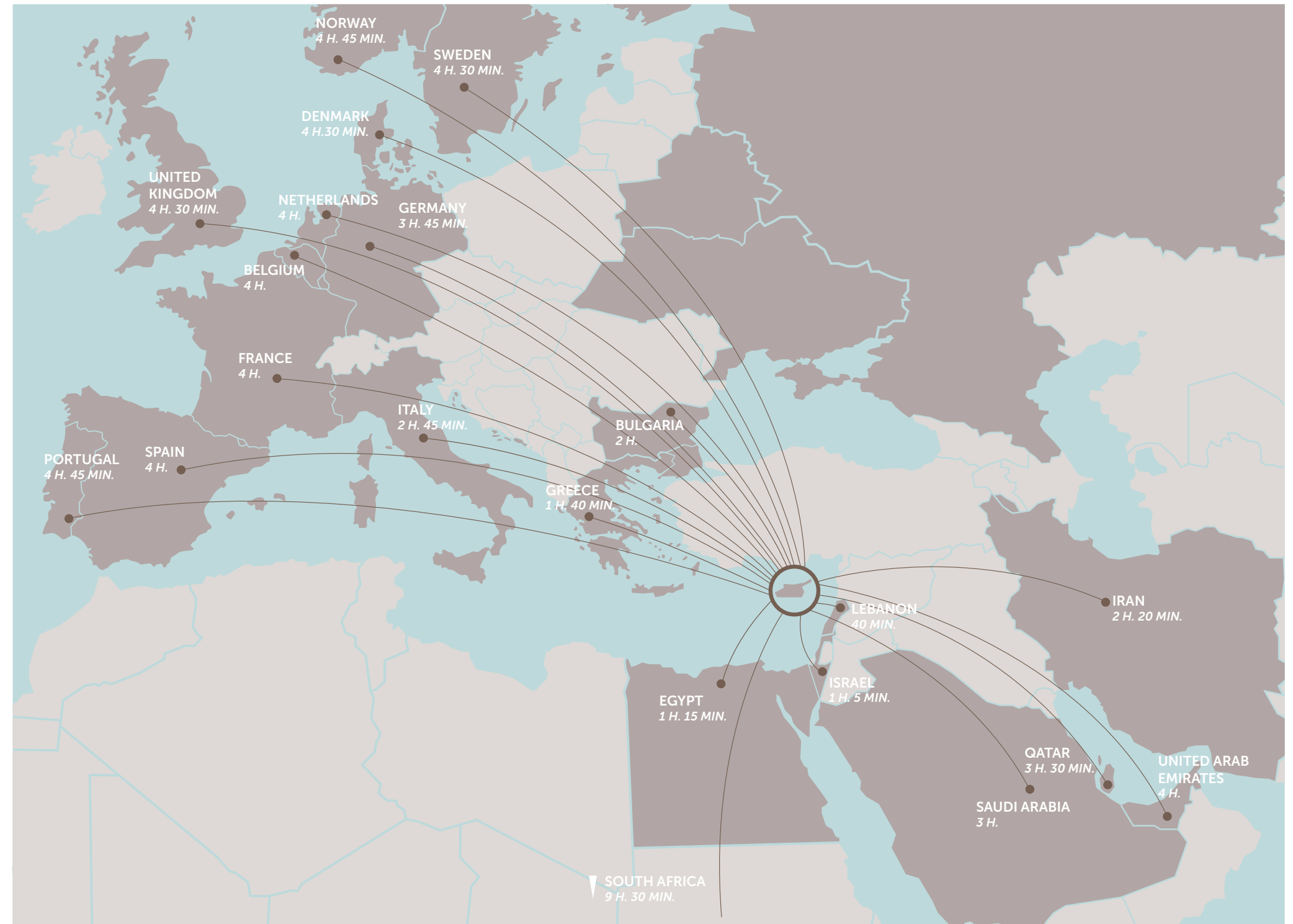
A. Investment in house/apartment of at least €300.000 + VAT from a land development company and should be the first purchase, therefore it will bear VAT. Note that the applicant may purchase up to two (2) units (apartments or houses), that are sold by land development companies (not necessarily from the same developer) for the first time.

B. Investment in other types of properties (excluding houses/apartments): such as offices, stores, hotels, or a combination of such for a total of €300.000. These types of properties can be resale.

- **Note 1:** If the investor sells or in any way, parts with his investment without its immediate replacement with another investment of the same or higher value (provided that this investment also fulfills the requirement above) then a procedure for removal of the Permit will commence.

- **Note 2:** At the time of submission of the application, €300.000 (excluding the VAT) must be transferred in settlement of the property and the contract of sale must be registered at the Land Registry Office.

- **Note 3:** Evidence must be provided that funds are coming from abroad and are not the product of internal lending (i.e. from CY bank). If the applicant invests in a residential property, his income must be entirely from abroad. If the applicant chooses to invest in 2(B), his total income or part of it may also arise from sources originating from activities within the Republic, provided that it is taxable in the Republic.



notes

A series of horizontal dotted lines for taking notes.

**YOUR PERSONAL
PROPERTY CONSULTANT**

A dotted rectangular box for a signature.

bbf: Head office

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4046 Limassol, P.O.Box 70649, Cyprus

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info@bbf.com

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115 28 Athens, Greece

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