

Beachfront
Residences

P  LAGOS

BEACHFRONT RESIDENCES

PROPERTIES SUITABLE FOR
CYPRUS PERMANENT RESIDENCY
AND THE
CYPRUS INVESTMENT PROGRAMME
FOR CITIZENSHIP

Living
ON THE WATER'S EDGE



Welcome

Imagine living only footsteps from the crystal clear waters of the Mediterranean, where the beach is an extension of your villa's front garden. Set within the lush, green foliage of a tropical landscape, PELAGOS BEACHFRONT RESIDENCES offers one the chance to own a piece of paradise.

Located in Pafos, a uniquely beautiful town on the island of Cyprus, adjacent to the warm waters of the Mediterranean, this exclusive, high-end residential development, consisting of fifteen luxury villas, enjoys panoramic views of the sea and direct beach access.

Designed and constructed by Aristo Developers, an internationally acclaimed firm based in Cyprus, PELAGOS BEACHFRONT RESIDENCES is a stylish, contemporary development offering discerning homeowners a modern take on barefoot luxury.

A MODERN TAKE
ON BAREFOOT LUXURY



- Full member of the European Union
- Lowest corporate tax regime in the EU (12,5%)
- Strategic location: crossroads of three continents (Africa, Asian and Europe)
- Cosmopolitan lifestyle
- Cultural diversity
- Excellent infrastructure
- Modern healthcare facilities and centres
- Pleasant Mediterranean climate
- Rich in culture and history
- English widely spoken
- The most blue flag beaches per coastline in the world (Eurostat)
- Picturesque villages and mountains with pine forests
- Winter ski resorts
- The safest country in the European Union (ValuePenguin 2015)
- 5th best place to relocate globally (Knight Frank)
- Great nightlife
- Wide range of entertainment and outdoor excursions
- Short distances to amenities and services
- Contemporary shopping malls with international brands
- International 18-hole championship signature golf courses
- Modern, international airports with flights to major destinations
- Luxury spa resorts and five star hotels
- Excellent business centre for large corporations
- Business opportunities
- Public and private educational institutions
- Natural gas: substantial impact on all aspects of the Cyprus economy
- Largest casino resort in Europe currently being developed in Cyprus



CYPRUS

Cultural City

Pafos, with its pleasant harbour and medieval fort, is a perfect blend of a cosmopolitan holiday resort surrounded by spectacular countryside and historical sites. The region itself provides a flawless environment for those seeking to enjoy both sea and mountains, while savouring a taste of the island's unique and opulent culture.

PAFOS



- Cultural Capital of Europe 2017
- Cosmopolitan lifestyle
- 340 days of sunshine
- Rich in culture and history
- English widely spoken
- Blue flag awarded beaches
- Safe and friendly environment
- Great nightlife
- Wide range of entertainment and outdoor excursions
- Short distances to amenities and services
- Kings Avenue Mall featuring high street stores and international brands
- International 18-hole championship golf courses
- Pafos International Airport with more than 170 flights a week from major destinations
- The largest number of hotels and resorts on the island
- Favourable business opportunities
- Business centre for large corporations
- Public and private medical and educational institutions

Enjoy warm, sun-lot days filled with spectacular sea views, and endless outdoor activities from basking on beaches and island hopping, to exploring gorgeous hiking trails, or playing a round of golf.

For the more cosmopolitan-minded, PELAGOS BEACHFRONT RESIDENCES is just minutes away from the shops and restaurants of the Kings Avenue Mall, while the picturesque harbour and promenade offers the perfect starting point for a cruise. From cocktails on your terrace, to lazy days by your private infinity pool, Pafos is your gateway to island life.



A WAY OF LIFE

A LEGACY DEVELOPMENT

Set within the lush, green foliage of a tropical landscape, Pelagos Beachfront Residences offers the chance to own a piece of paradise. Located in Pafos, a uniquely beautiful coastal town on the west coast of Cyprus, this exclusive, high-end residential development enjoys panoramic views of the Mediterranean with direct beach access.

Designed and constructed by an internationally acclaimed residential developer in Cyprus, Pelagos Beachfront Residences is, without a doubt, a stylish, contemporary development offering discerning homeowners a modern take on barefoot luxury.

PASSION FOR THE SEA

Pelagos Beachfront Residences is a story of love that epitomises one's devotion for the glorious vastness of the sea – its dreamy surface and its metronomic wave music.

Anchored in the warm waters of the Mediterranean, where pristine sands are caressed by crystal clear, turquoise waters and the imagination is captured by green terrain, majestic rock formations, multi-coloured coral reefs and picturesque landscapes.

Pristine and tranquil, the name "Pelagos" (meaning "sea") is renowned for its timeless beauty, and the three elements (phases of the development) which complement its uniqueness:



KYMA

Kyma – the transient waves, rising, falling; scattering the light, the hue of the water ever changing yet always familiar, always blue.



VOTSALO

Votsalo – the round and soft pebbles marked by time

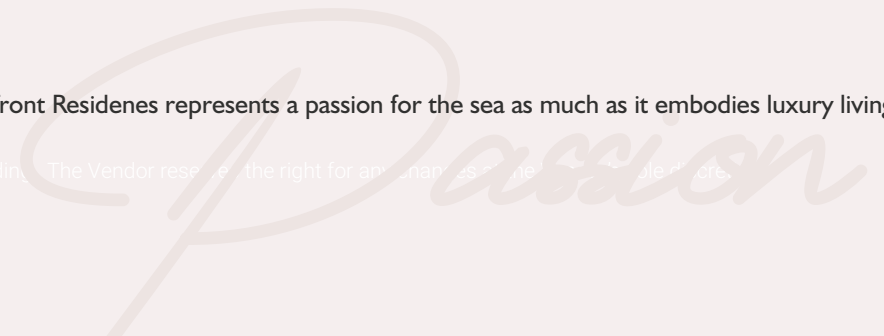


CORALLI

Coralli – a highly-prized substance endowed with mysterious, sacred properties.

Pelagos Beachfront Residences represents a passion for the sea as much as it embodies luxury living.

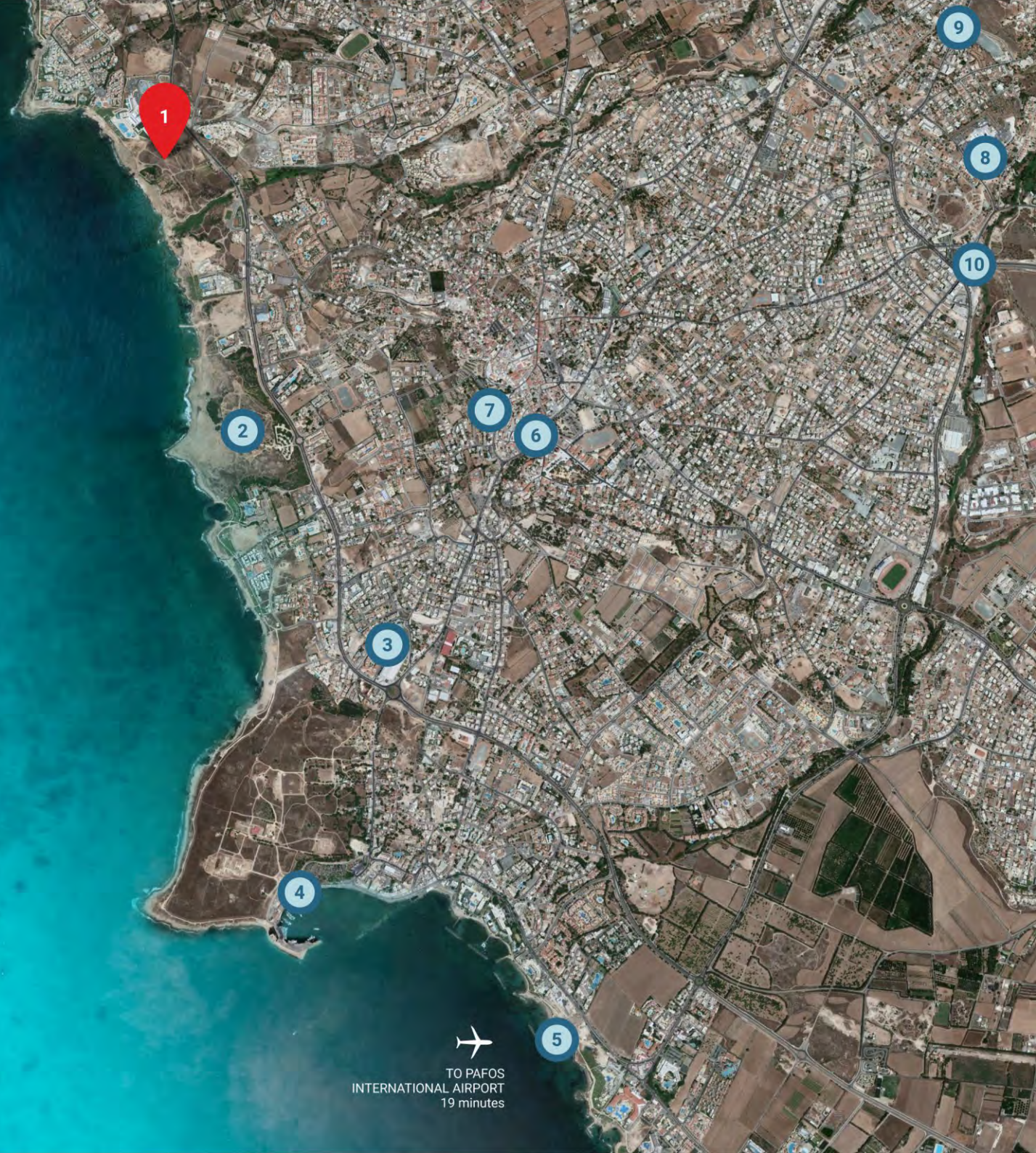
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- 1 PELAGOS BEACHFRONT RESIDENCES
- 2 Tombs of the Kings 3 minutes
- 3 Kings Avenue Mall 6 minutes
- 4 Harbour and Promenade 9 minutes
- 5 Pafos Municipal Beach 10 minutes
- 6 Town Centre 8 minutes
- 7 Old Market 6 minutes
- 8 Pafos General Hospital 11 minutes
- 9 International School of Pafos 12 minutes
- 10 Highway Starting Point 11 minutes

Location

Latitude: 34°47'16.76"N Longitude: 32°24'3.20"E




TO PAFOS
INTERNATIONAL AIRPORT
19 minutes

PROJECT LOCATION



BEACHFRONT

FIVE STAR RESORT

CORAL BAY

PEYIA

FUTURE MARINA

MAIN ROAD /
ACCESS TO DEVELOPMENT







PROJECT MASTERPLAN



PELAGOS BEACHFRONT RESIDENCES
KYMA



PELAGOS BEACHFRONT RESIDENCES
VOTSALO



PELAGOS BEACHFRONT RESIDENCES
CORALLI



Master Plan



PELAGOS BEACHFRONT RESIDENCES

KYMA



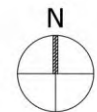
PELAGOS BEACHFRONT RESIDENCES

KYMA



PROPERTY DETAILS

| | |
|---|---|
| Residences | 17 |
| Bedrooms | 3 / 4 / 5 |
| Total Covered Areas | 273.50 m ² - 589.80 m ² |
| Plot Areas | 501.00 m ² - 1,024.00 m ² |
| Added Facilities <small>(Available with most villas)</small> | <ul style="list-style-type: none"> Private Swimming Pools • Storage • Gym • Laundry Room • Wine Cellar • |



Kyma
MASTER PLAN



PELAGOS BEACHFRONT RESIDENCES

KYMA

The dreamy Mediterranean Sea has a rhythmic pulse to it, unmatched by any other part of nature. It forges its own sounds and kindles its own symphony. Kyma – the first phase of Pelagos Beachfront Residences, pays homage to the gentle flow of the waves as they gently drench the sand. Described as a luxury residential development, where the ultimate in style meets impeccable design, these opulent villas boast seamless indoor-outdoor design that allows for a harmonious blend of nature and luxury, where every home benefits from uninterrupted sea views, while generously sized terraces grant owners the ability to take full advantage of the enjoyable Pafos climate.

Kyma

KYMA - PLOT 2

5 BEDROOM VILLA



PELAGOS BEACHFRONT RESIDENCES PLOT 2
KYMA

| BEDROOMS | PLOT AREA | BASEMENT | GROUND FLOOR | FIRST FLOOR | COV. VERANDA | COV. PARKING | TOTAL COVERED AREA | UNCOV. VERANDA |
|----------|-----------------------|---------------------|-----------------------|----------------------|----------------------|----------------------|-----------------------------|-----------------------|
| 5 | 840.00 m ² | 82.00m ² | 183.30 m ² | 127.30m ² | 74.50 m ² | 28.40 m ² | 495.50 m² | 140.80 m ² |



GROUND FLOOR PLAN



FIRST FLOOR PLAN



BASEMENT



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KYMA - PLOT 3A

5 BEDROOM VILLA

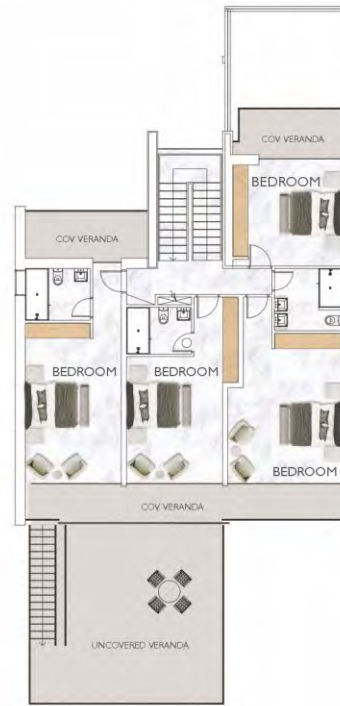


PELAGOS BEACHFRONT RESIDENCES PLOT 3A
KYMA

| BEDROOMS | PLOT AREA | BASEMENT | GROUND FLOOR | FIRST FLOOR | COV. VERANDA | CARPORT | TOTAL COVERED AREA | UNCOV. VERANDA |
|----------|-----------------------|----------------------|-----------------------|-----------------------|----------------------|----------------------|-----------------------------|-----------------------|
| 5 | 884.00 m ² | 81.10 m ² | 181.60 m ² | 146.80 m ² | 71.10 m ² | 28.60 m ² | 509.20 m² | 138.00 m ² |



GROUND FLOOR PLAN



FIRST FLOOR PLAN



BASEMENT

PELAGOS BEACHFRONT RESIDENCES PLOT 3A
KYMA



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KYMA - PLOT 5A

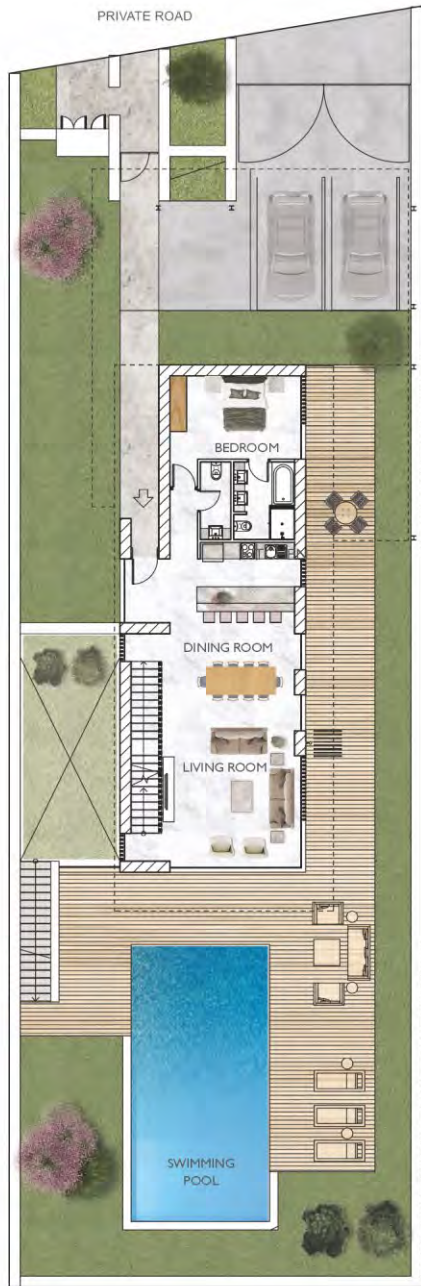
4 BEDROOM VILLA



PELAGOS BEACHFRONT RESIDENCES PLOT 5A
KYMA

| BEDROOMS | PLOT AREA | BASEMENT | GROUND FLOOR | FIRST FLOOR | COV. VERANDA | COV. PARKING | TOTAL COVERED AREA | UNCOV. VERANDA | UNCOV. PARKING |
|----------|-----------------------|----------------------|-----------------------|-----------------------|----------------------|----------------------|---------------------------|----------------------|----------------------|
| 4 | 661.00 m ² | 60.30 m ² | 113.40 m ² | 116.00 m ² | 59.00 m ² | 15.90 m ² | 364.60 m ² | 93.20 m ² | 15.90 m ² |

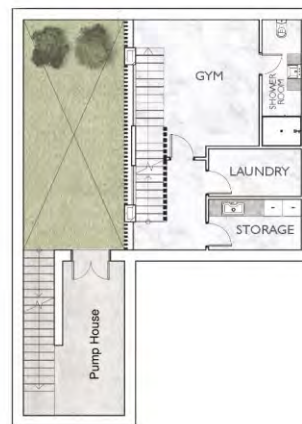
PELAGOS BEACHFRONT RESIDENCES PLOT 5A
KYMA



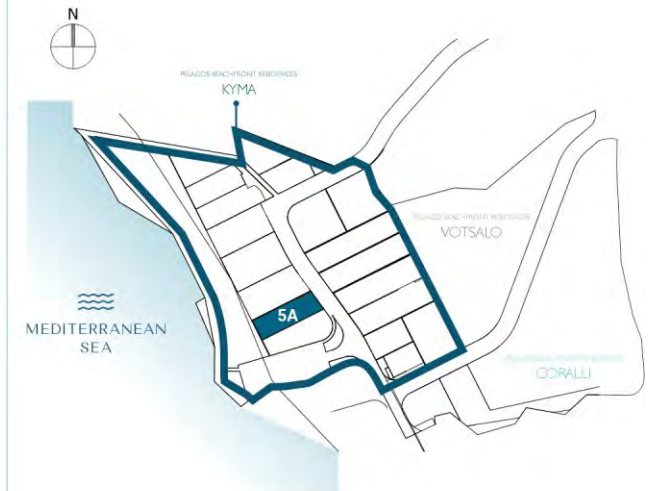
GROUND FLOOR PLAN



FIRST FLOOR PLAN



BASEMENT



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KYMA - PLOT 5B

4 BEDROOM VILLA



PELAGOS BEACHFRONT RESIDENCES PLOT 5B
KYMA

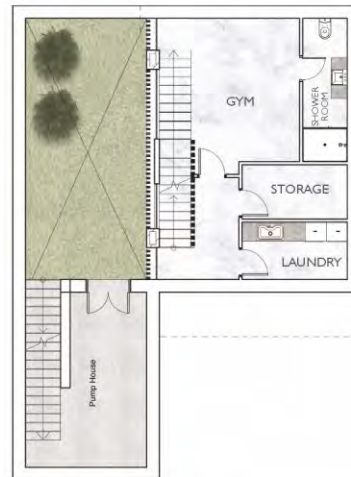
| BEDROOMS | PLOT AREA | BASEMENT | GROUND FLOOR | FIRST FLOOR | COV. VERANDA | COV. PARKING | TOTAL COVERED AREA | UNCOV. VERANDA | UNCOV. PARKING |
|----------|-----------------------|----------------------|-----------------------|-----------------------|----------------------|----------------------|---------------------------|----------------------|----------------------|
| 4 | 718.00 m ² | 60.30 m ² | 113.10 m ² | 116.00 m ² | 59.00 m ² | 15.80 m ² | 364.20 m ² | 104.9 m ² | 15.80 m ² |



GROUND FLOOR PLAN



FIRST FLOOR PLAN



BASEMENT

PELAGOS BEACHFRONT RESIDENCES PLOT 5B
KYMA



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KYMA - PLOT 6A

3 BEDROOM VILLA

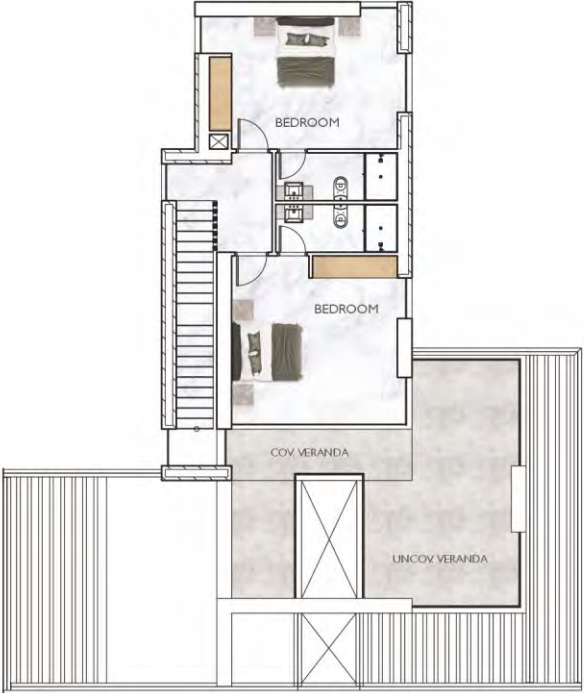


PELAGOS BEACHFRONT RESIDENCES PLOT 6A
KYMA

| BEDROOMS | PLOT AREA | BASEMENT | GROUND FLOOR | FIRST FLOOR | COV. VERANDA | COV. PARKING | TOTAL COVERED AREA | UNCOV. VERANDA | UNCOV. PARKING |
|----------|-----------------------|----------------------|-----------------------|----------------------|----------------------|----------------------|---------------------------|-----------------------|----------------------|
| 3 | 501.00 m ² | 61.20 m ² | 109.60 m ² | 75.30 m ² | 12.10 m ² | 15.30 m ² | 273.50 m ² | 121.40 m ² | 15.30 m ² |



GROUND FLOOR PLAN



FIRST FLOOR PLAN



BASEMENT



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KYMA - PLOT 6B

3 BEDROOM VILLA

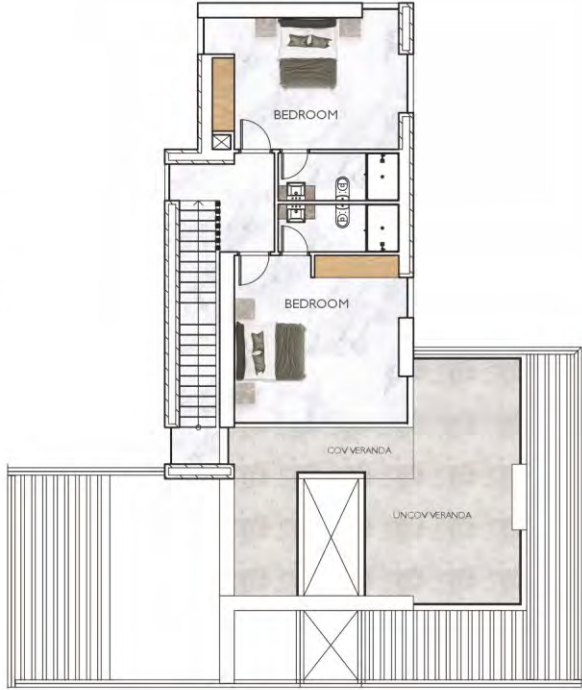


PELAGOS BEACHFRONT RESIDENCES PLOT 6B
KYMA

| BEDROOMS | PLOT AREA | BASEMENT | GROUND FLOOR | FIRST FLOOR | COV. VERANDA | COV. PARKING | TOTAL COVERED AREA | UNCOV. VERANDA | UNCOV. PARKING |
|----------|-----------------------|----------------------|-----------------------|----------------------|----------------------|----------------------|---------------------------|-----------------------|----------------------|
| 3 | 501.00 m ² | 61.20 m ² | 109.90 m ² | 75.30 m ² | 12.10 m ² | 15.40 m ² | 273.90 m ² | 119.60 m ² | 15.40 m ² |



GROUND FLOOR PLAN



FIRST FLOOR PLAN



BASEMENT



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KYMA - PLOT 7

5 BEDROOM VILLA

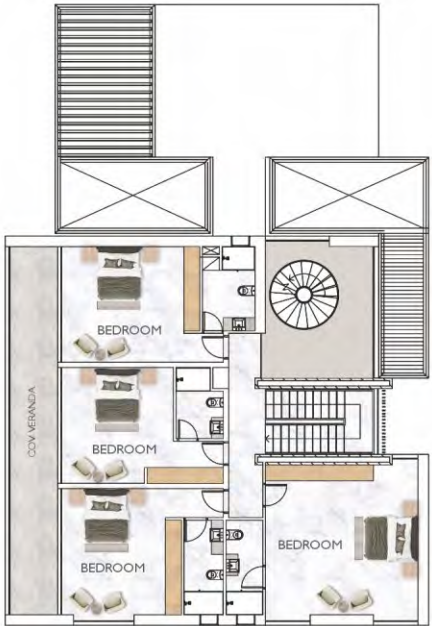


PELAGOS BEACHFRONT RESIDENCES PLOT 7
KYMA

| BEDROOMS | PLOT AREA | BASEMENT | GROUND FLOOR | FIRST FLOOR | COV. VERANDA | COV. PARKING | TOTAL COVERED AREA | UNCOV. VERANDA |
|----------|-------------------------|-----------------------|-----------------------|-----------------------|----------------------|---------------------|-----------------------------|-----------------------|
| 5 | 1,002.00 m ² | 100.50 m ² | 200.80 m ² | 169.70 m ² | 76.80 m ² | 35.40m ² | 583.20 m² | 115.20 m ² |



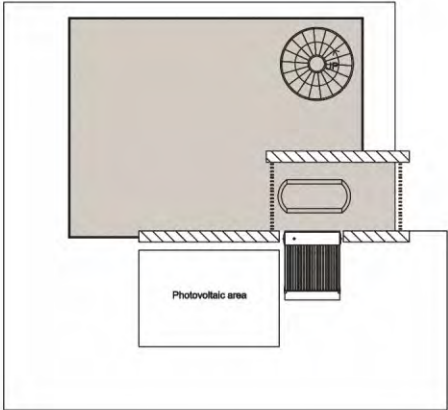
GROUND FLOOR PLAN



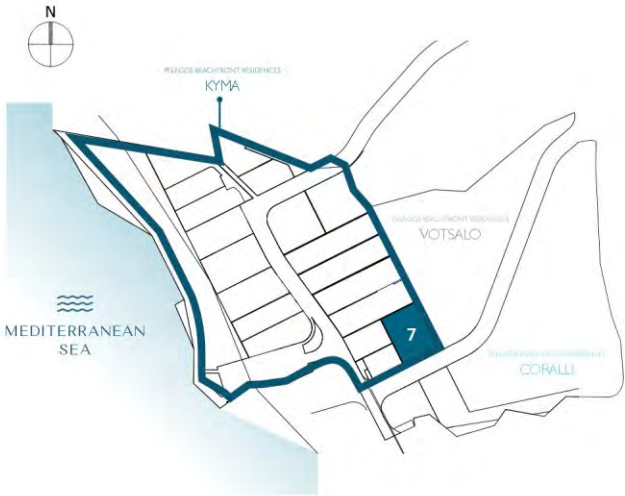
FIRST FLOOR PLAN



BASEMENT



ROOF GARDEN



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KYMA - PLOT 8A

5 BEDROOM VILLA



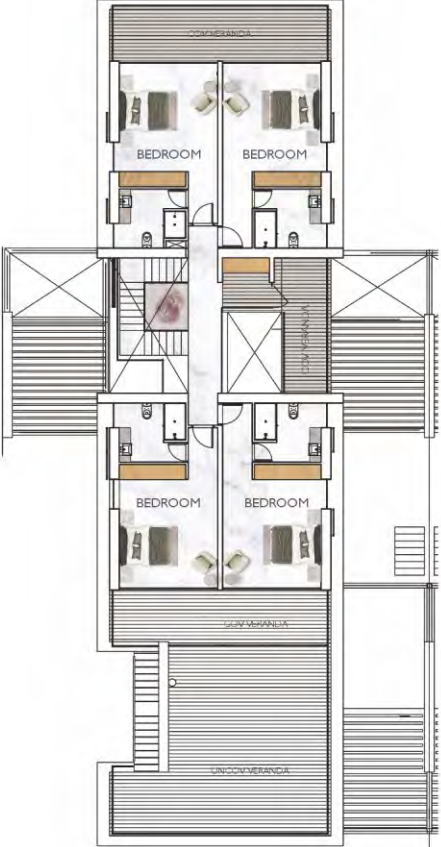
PELAGOS BEACHFRONT RESIDENCES PLOT 8A
KYMA

| BEDROOMS | PLOT AREA | BASEMENT | GROUND FLOOR | FIRST FLOOR | COV. VERANDA | COV. PARKING | TOTAL COVERED AREA | UNCOV. VERANDA | UNCOV. PARKING |
|----------|-------------------------|----------------------|-----------------------|-----------------------|----------------------|----------------------|---------------------------|----------------------|----------------------|
| 5 | 1,020.00 m ² | 92.90 m ² | 203.00 m ² | 174.60 m ² | 90.10 m ² | 22.70 m ² | 583.30 m ² | 71.50 m ² | 19.70 m ² |

PELAGOS BEACHFRONT RESIDENCES PLOT 8A
KYMA



GROUND FLOOR PLAN



FIRST FLOOR PLAN



BASEMENT



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KYMA - PLOT 8B

5 BEDROOM VILLA



PELAGOS BEACHFRONT RESIDENCES PLOT 8B
KYMA

| BEDROOMS | PLOT AREA | BASEMENT | GROUND FLOOR | FIRST FLOOR | COV. VERANDA | COV. PARKING | TOTAL COVERED AREA | UNCOV. VERANDA | UNCOV. PARKING |
|----------|-----------------------|----------------------|-----------------------|-----------------------|----------------------|----------------------|---------------------------|----------------------|----------------------|
| 5 | 978.00 m ² | 92.90 m ² | 203.00 m ² | 174.60 m ² | 87.30 m ² | 22.70 m ² | 580.50 m ² | 71.50 m ² | 19.70 m ² |



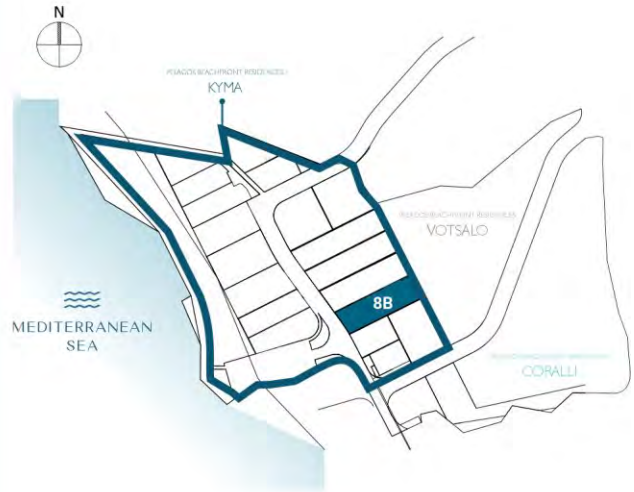
GROUND FLOOR PLAN



FIRST FLOOR PLAN



BASEMENT



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KYMA - PLOT 9A

5 BEDROOM VILLA



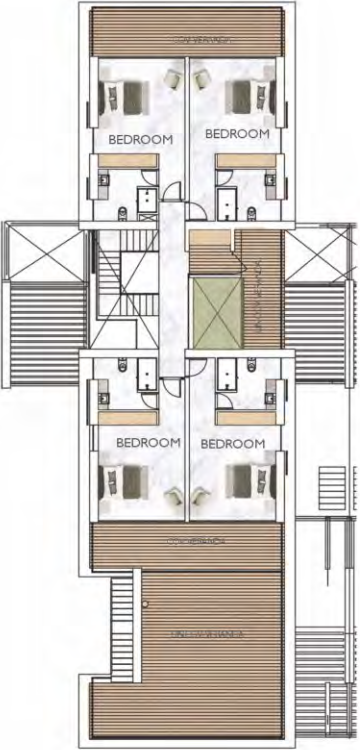
PELAGOS BEACHFRONT RESIDENCES PLOT 9A
KYMA

| BEDROOMS | PLOT AREA | BASEMENT | GROUND FLOOR | FIRST FLOOR | COV. VERANDA | COV. PARKING | TOTAL COVERED AREA | UNCOV. VERANDA | UNCOV. PARKING |
|----------|-------------------------|----------------------|-----------------------|-----------------------|----------------------|----------------------|---------------------------|-----------------------|----------------------|
| 5 | 1,024.00 m ² | 92.90 m ² | 204.00 m ² | 174.60 m ² | 87.30 m ² | 17.00 m ² | 575.80 m ² | 109.80 m ² | 15.00 m ² |

PELAGOS BEACHFRONT RESIDENCES PLOT 9A
KYMA



GROUND FLOOR PLAN



FIRST FLOOR PLAN



BASEMENT



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KYMA - PLOT 9B

5 BEDROOM VILLA



PELAGOS BEACHFRONT RESIDENCES PLOT 9B
KYMA

| BEDROOMS | PLOT AREA | BASEMENT | GROUND FLOOR | FIRST FLOOR | COV. VERANDA | COV. PARKING | TOTAL COVERED AREA | UNCOV. VERANDA | UNCOV. PARKING |
|----------|-----------------------|----------------------|-----------------------|-----------------------|----------------------|----------------------|-----------------------------|-----------------------|----------------------|
| 5 | 986.00 m ² | 92.90 m ² | 204.80 m ² | 174.60 m ² | 87.30 m ² | 17.00 m ² | 576.60 m² | 110.00 m ² | 15.00 m ² |



MEDITERRANEAN SEA

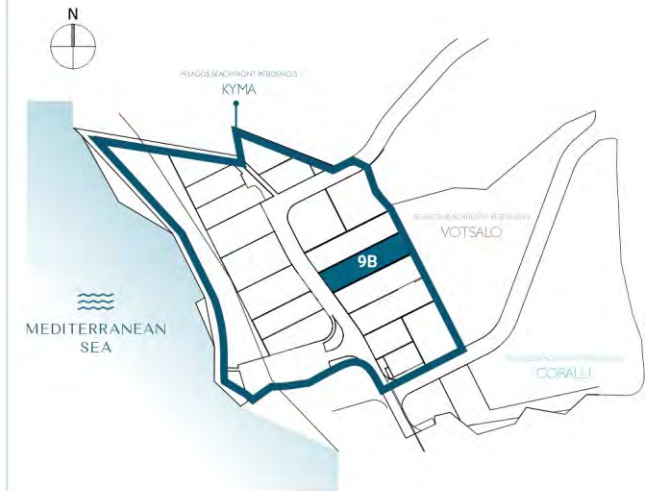
GROUND FLOOR PLAN



FIRST FLOOR PLAN



BASEMENT



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KYMA - PLOT 10

5 BEDROOM VILLA



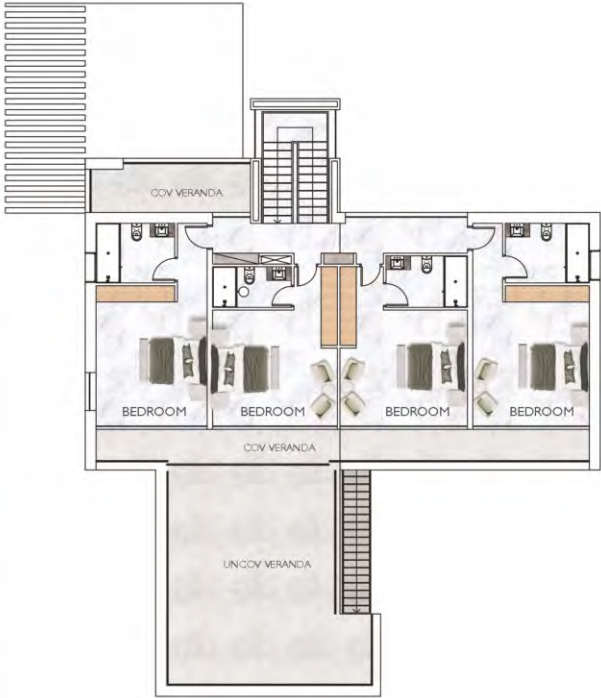
PELAGOS BEACHFRONT RESIDENCES PLOT 10
KYMA

| BEDROOMS | PLOT AREA | BASEMENT | GROUND FLOOR | FIRST FLOOR | COV. VERANDA | COV. PARKING | TOTAL COVERED AREA | UNCOV. VERANDA |
|----------|-------------------------|----------------------|-----------------------|-----------------------|----------------------|----------------------|---------------------------|-----------------------|
| 5 | 1,000.00 m ² | 89.00 m ² | 207.20 m ² | 165.90 m ² | 89.70 m ² | 38.00 m ² | 589.80 m ² | 163.50 m ² |



MEDITERRANEAN SEA

GROUND FLOOR PLAN



FIRST FLOOR PLAN



BASEMENT



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KYMA - PLOT 11

5 BEDROOM VILLA



PELAGOS BEACHFRONT RESIDENCES PLOT 11
KYMA

| BEDROOMS | PLOT AREA | BASEMENT | GROUND FLOOR | FIRST FLOOR | COV. VERANDA | COV. PARKING | TOTAL COVERED AREA | UNCOV. VERANDA |
|----------|-------------------------|-----------------------|-----------------------|-----------------------|----------------------|----------------------|---------------------------|----------------------|
| 5 | 1,002.00 m ² | 100.50 m ² | 199.24 m ² | 168.50 m ² | 81.30 m ² | 36.60 m ² | 586.14 m ² | 79.30 m ² |

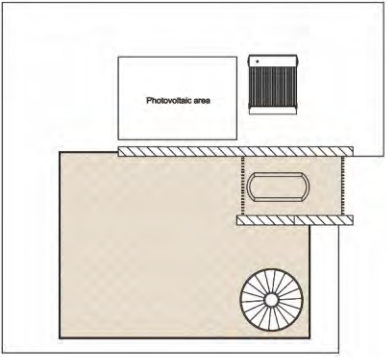


GROUND FLOOR PLAN

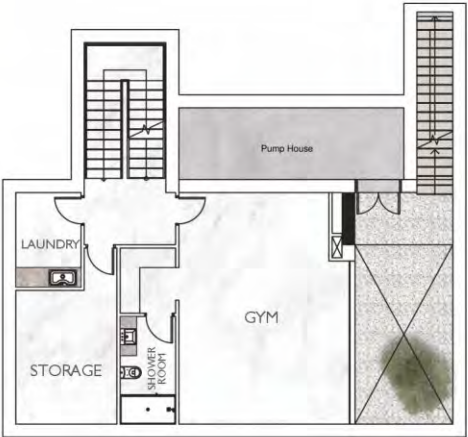
MEDITERRANEAN SEA



FIRST FLOOR PLAN



ROOF GARDEN



BASEMENT



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KYMA - PLOT 12A

4 BEDROOM VILLA



PELAGOS BEACHFRONT RESIDENCES PLOT 12A
KYMA

| BEDROOMS | PLOT AREA | BASEMENT | GROUND FLOOR | FIRST FLOOR | COV. VERANDA | COV. PARKING | TOTAL COVERED AREA | UNCOV. VERANDA | UNCOV. PARKING |
|----------|-----------------------|----------------------|-----------------------|-----------------------|----------------------|----------------------|---------------------------|----------------------|----------------------|
| 4 | 798.00 m ² | 83.10 m ² | 124.00 m ² | 119.90 m ² | 94.30 m ² | 15.30 m ² | 436.60 m ² | 66.70 m ² | 24.50 m ² |

PELAGOS BEACHFRONT RESIDENCES PLOT 12A
KYMA



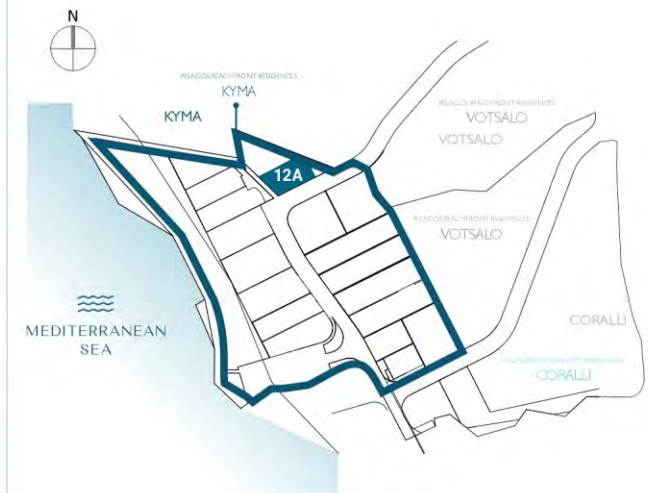
GROUND FLOOR PLAN



FIRST FLOOR PLAN



BASEMENT



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KYMA - PLOT 12B

4 BEDROOM VILLA



PELAGOS BEACHFRONT RESIDENCES PLOT 12B
KYMA

| BEDROOMS | PLOT AREA | BASEMENT | GROUND FLOOR | FIRST FLOOR | COV. VERANDA | COV. PARKING | TOTAL COVERED AREA | UNCOV. VERANDA | UNCOV. PARKING |
|----------|-----------------------|----------------------|-----------------------|-----------------------|----------------------|----------------------|---------------------------|----------------------|----------------------|
| 4 | 798.00 m ² | 83.10 m ² | 124.00 m ² | 119.90 m ² | 94.30 m ² | 15.30 m ² | 436.60 m ² | 66.70 m ² | 24.50 m ² |

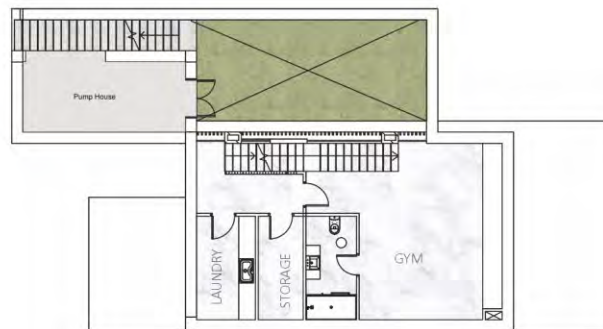


MEDITERRANEAN SEA

GROUND FLOOR PLAN



FIRST FLOOR PLAN



BASEMENT



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PROPERTY DETAILS

| | |
|---------------------|---|
| Residences | 13 |
| Bedrooms | 3 and 4 |
| Total Covered Areas | 208.00 m ² - 444.00 m ² |
| Plot Areas | 218.00 m ² - 282.00 m ² |

PELAGOS BEACHFRONT RESIDENCES

VOTSALO



Votsalo

MASTER PLAN

VOTSALO - TYPE A

3 BEDROOM VILLA



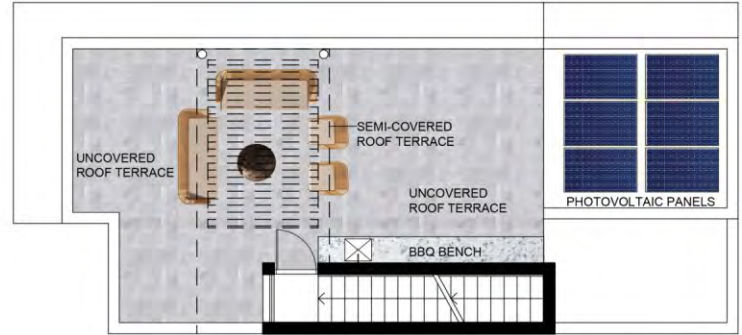
PELAGOS BEACHFRONT RESIDENCES TYPE A
VOTSALO



GROUND FLOOR PLAN

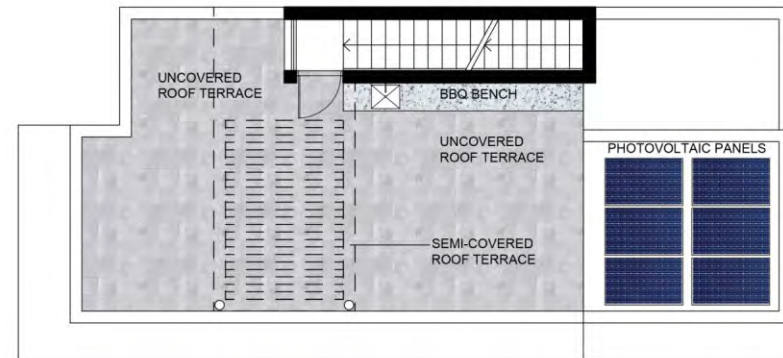


FIRST FLOOR PLAN



ROOF PLAN

PELAGOS BEACHFRONT RESIDENCES VILLA TYPE A2 PLOT 22
VOTSALO



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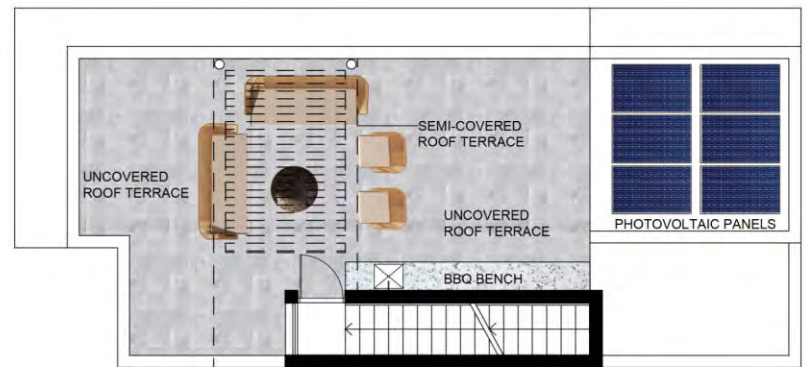
PELAGOS BEACHFRONT RESIDENCES VILLA TYPE A3 PLOTS 21 AND 24
VOTSALO



GROUND FLOOR PLAN



FIRST FLOOR PLAN



ROOF PLAN

VOTSALO - TYPE A

3 BEDROOM VILLA



| TYPE | PLOT NO. | PLOT AREA | BEDROOMS | COVERED AREA | COV. VERANDA | TOTAL COVERED AREA | SEMI-COV. VERANDA | UNCOV. VERANDA | SEMI-COV. PARKING | UNCOV. PARKING |
|------|----------|-----------------------|----------|-----------------------|---------------------|-----------------------------|----------------------|-----------------------|----------------------|----------------------|
| A1 | 13 | 501.50 m ² | 3 | 166.00 m ² | 62.00m ² | 228.00 m² | 17.00 m ² | 94.00 m ² | 21.00 m ² | 20.00 m ² |
| A1 | 20 | 523.30 m ² | 3 | 166.00 m ² | 57.00m ² | 223.00 m² | 17.00 m ² | 111.00 m ² | 22.00 m ² | 17.00 m ² |
| A3 | 21 | 407.50 m ² | 3 | 166.00 m ² | 57.00m ² | 223.00 m² | 17.00 m ² | 94.00 m ² | 20.00 m ² | 22.00 m ² |
| A2 | 22 | 504.10 m ² | 3 | 166.00 m ² | 57.00m ² | 223.00 m² | 17.00 m ² | 77.00 m ² | 21.00 m ² | 15.00 m ² |
| A1 | 23 | 456.30 m ² | 3 | 166.00 m ² | 57.00m ² | 223.00 m² | 17.00 m ² | 61.00 m ² | 21.00 m ² | 17.00 m ² |
| A3 | 24 | 436.20 m ² | 3 | 166.00 m ² | 57.00m ² | 223.00 m² | 17.00 m ² | 103.00 m ² | 21.00 m ² | 29.00 m ² |

VOTSALO - TYPE B

3 BEDROOM VILLA



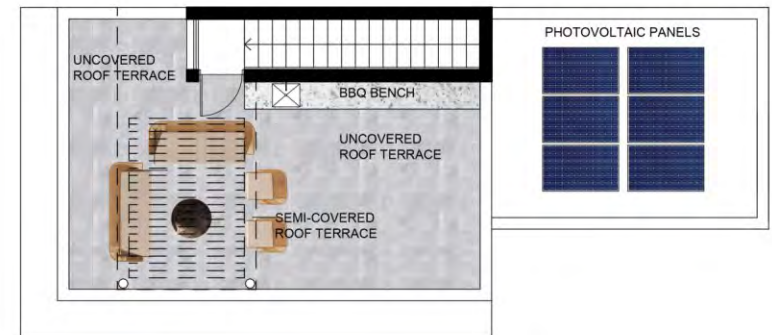
PELAGOS BEACHFRONT RESIDENCES TYPE B
VOTSALO



GROUND FLOOR PLAN



FIRST FLOOR PLAN



ROOF PLAN

VOTSALO - TYPE B

3 BEDROOM VILLA



| TYPE | PLOT NO. | PLOT AREA | BEDROOMS | COVERED AREA | COV. VERANDA | TOTAL COVERED AREA | SEMI-COV. VERANDA | UNCOV. VERANDA | SEMI-COV. PARKING | UNCOV. PARKING |
|------|----------|-----------------------|----------|-----------------------|---------------------|-----------------------------|----------------------|----------------------|----------------------|----------------|
| B | 25 | 481.80 m ² | 3 | 176.00 m ² | 42.00m ² | 218.00 m² | 16.00 m ² | 72.00 m ² | 35.00 m ² | - |

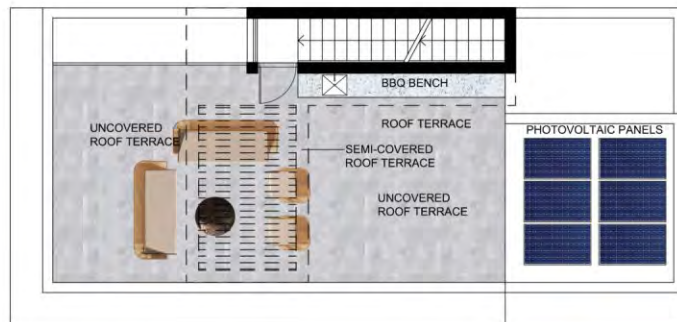
VOTSALO - TYPE F

3 BEDROOM VILLA



PELAGOS BEACHFRONT RESIDENCES TYPE F
VOTSALO

GROUND FLOOR PLAN



ROOF PLAN

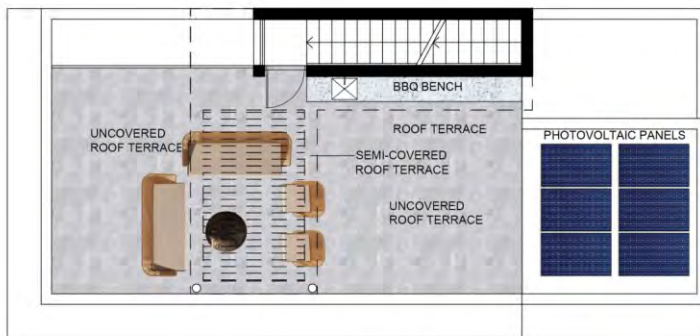


FIRST FLOOR PLAN

PELAGOS BEACHFRONT RESIDENCES VILLA TYPE F2 PLOT 19
VOTSALO



GROUND FLOOR PLAN



ROOF PLAN



FIRST FLOOR PLAN

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VOTSALO - TYPE F

4 BEDROOM VILLA



| TYPE | PLOT NO. | PLOT AREA | BEDROOMS | COVERED AREA | COV. VERANDA | TOTAL COVERED AREA | SEMI-COV. VERANDA | UNCOV. VERANDA | SEMI-COV. PARKING | UNCOV. PARKING |
|------|----------|-----------------------|----------|-----------------------|---------------------|-----------------------|----------------------|-----------------------|----------------------|----------------------|
| F1 | 14 | 608.70 m ² | 4 | 212.00 m ² | 70.00m ² | 282.00 m ² | 16.00 m ² | 121.00 m ² | 31.00 m ² | - |
| F1 | 15 | 448.00 m ² | 4 | 212.00 m ² | 70.00m ² | 282.00 m ² | 16.00 m ² | 92.00 m ² | 31.00 m ² | - |
| F1 | 16 | 448.00 m ² | 4 | 212.00 m ² | 70.00m ² | 282.00 m ² | 16.00 m ² | 92.00 m ² | 31.00 m ² | - |
| F1 | 17 | 448.00 m ² | 4 | 212.00 m ² | 70.00m ² | 282.00 m ² | 16.00 m ² | 92.00 m ² | 31.00 m ² | - |
| F1 | 18 | 449.00 m ² | 4 | 212.00 m ² | 70.00m ² | 282.00 m ² | 16.00 m ² | 92.00 m ² | 31.00 m ² | - |
| F2 | 19 | 604.60 m ² | 4 | 212.00 m ² | 70.00m ² | 282.00 m ² | 16.00 m ² | 118.00 m ² | 24.00 m ² | 25.00 m ² |



PELAGOS BEACHFRONT RESIDENCES

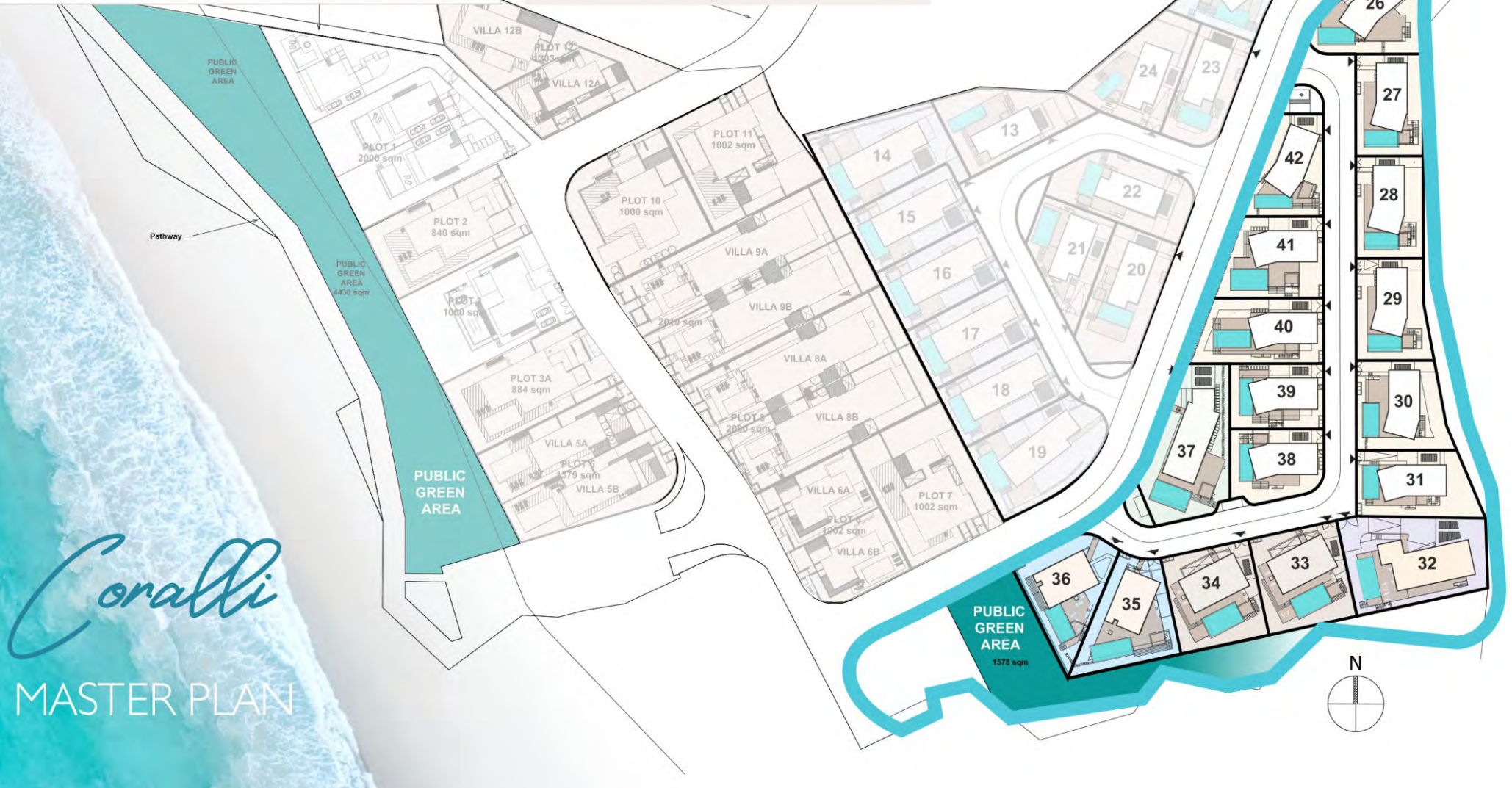
CORALLI



PROPERTY DETAILS

| | |
|---------------------|---|
| Residences | 17 |
| Bedrooms | 3 and 4 |
| Total Covered Areas | 240.00 m ² - 450.00 m ² |
| Plot Areas | 368.00 m ² - 721.50 m ² |

PELAGOS BEACHFRONT RESIDENCES CORALLI



Coralli
MASTER PLAN



PELAGOS BEACHFRONT RESIDENCES

CORALLI

The sea is a wondrous and magical place. It is a world of light and shadow, full of amazing creatures that stimulate the imagination. Coralli – the third phase of Pelagos Beachfront Residences identifies with the coral reef, the rainforest of the sea. Each villa offers a luxury experience with a home-style concept that makes one feel like one truly belongs. A place where one can retreat, find inner peace and rejuvenate. Located on the western coast of Cyprus, these beach villas epitomise the tranquility of a beachfront resort in a Mediterranean lavish style.

CORALLI - TYPE C

3 BEDROOM VILLA



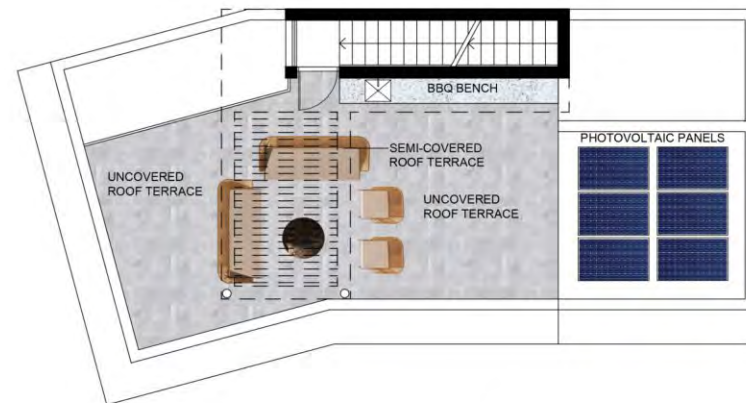
PELAGOS BEACHFRONT RESIDENCES VILLA TYPE CI PLOTS 38 ,39 ,40 AND 41
CORALLI



GROUND FLOOR PLAN



FIRST FLOOR PLAN



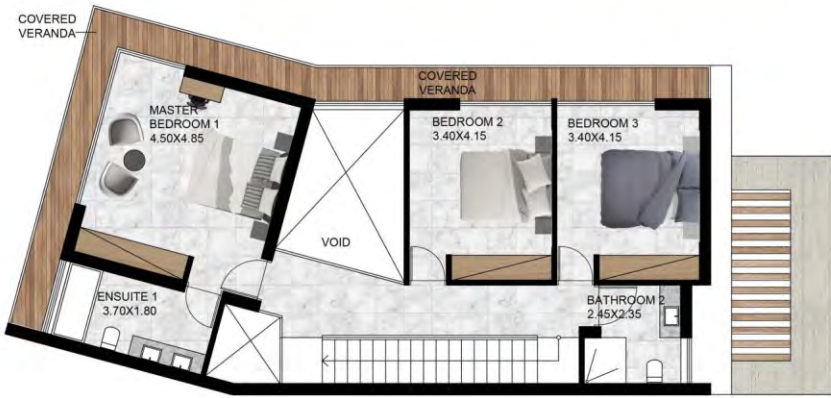
ROOF PLAN

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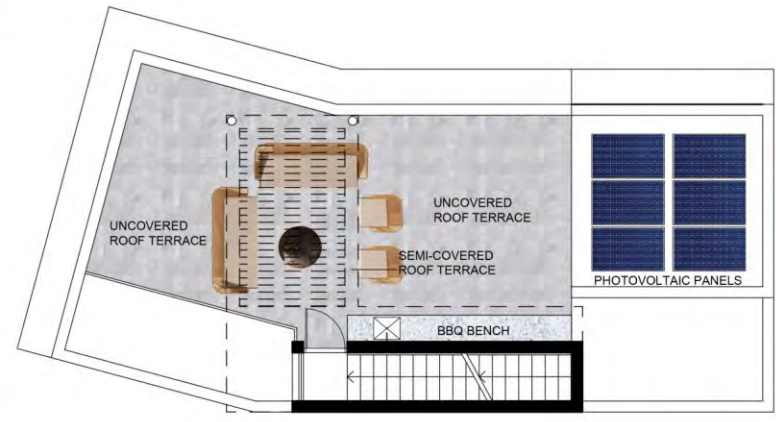
PELAGOS BEACHFRONT RESIDENCES VILLA TYPE C2 PLOTS 27 ,28 ,29 ,30 AND 42
CORALLI



GROUND FLOOR PLAN



FIRST FLOOR PLAN



ROOF PLAN

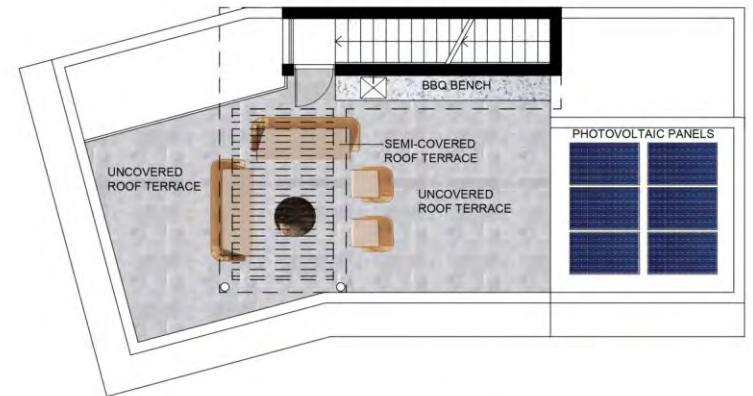
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GROUND FLOOR PLAN



FIRST FLOOR PLAN



ROOF PLAN

CORALLI - TYPE C

3 BEDROOM VILLA



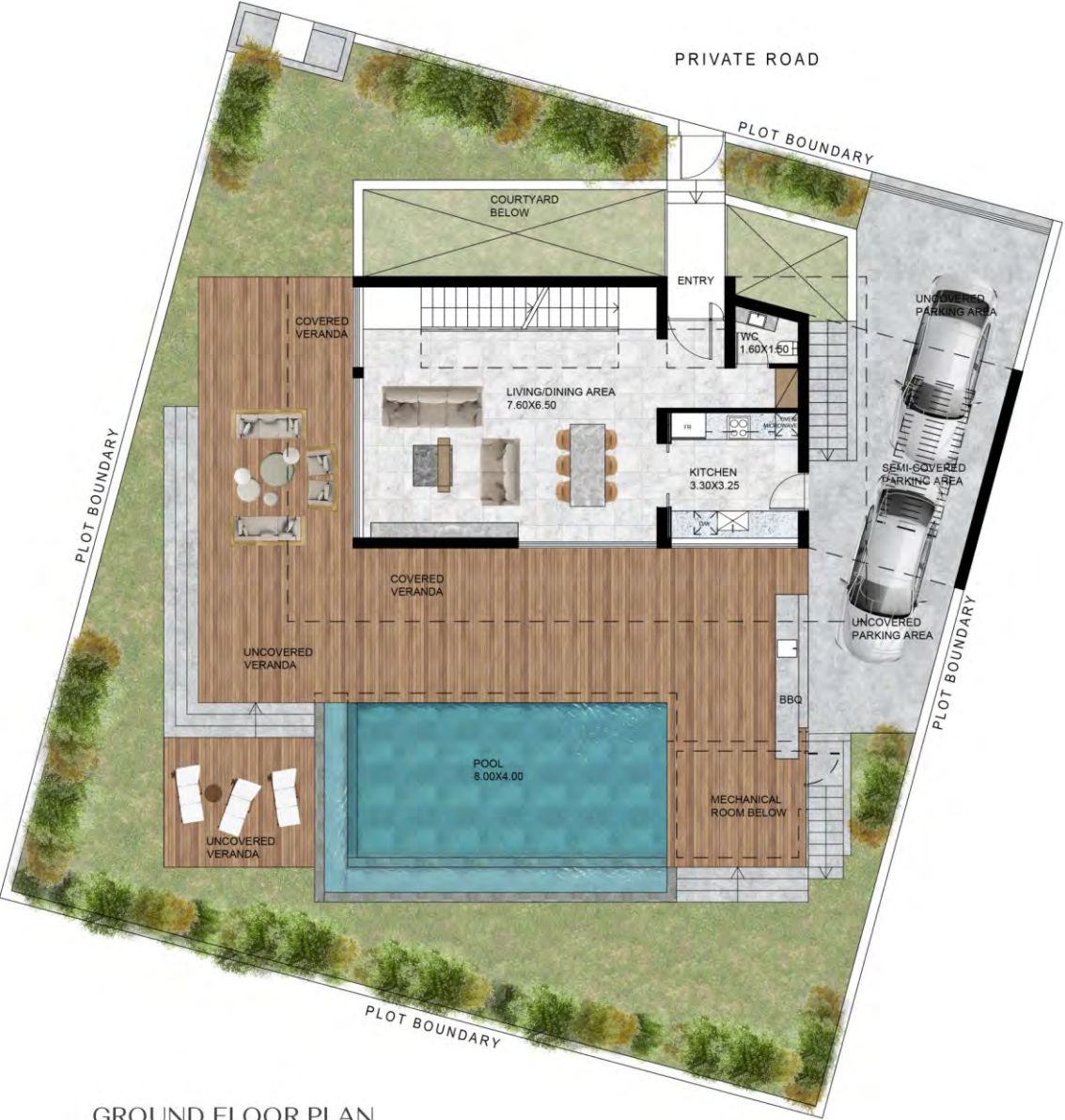
| TYPE | PLOT NO. | PLOT AREA | BEDROOMS | COVERED AREA | COV. VERANDA | TOTAL COVERED AREA | SEMI-COV. VERANDA | UNCOV. VERANDA | SEMI-COV. PARKING | UNCOV. PARKING |
|------|----------|-----------------------|----------|-----------------------|----------------------|-----------------------|----------------------|-----------------------|----------------------|----------------------|
| C3 | 26 | 516.00 m ² | 3 | 177.00 m ² | 63.00 m ² | 240.00 m ² | 15.00 m ² | 119.00 m ² | 21.00 m ² | 16.00 m ² |
| C2 | 27 | 412.50 m ² | 3 | 177.00 m ² | 70.00 m ² | 247.00 m ² | 15.00 m ² | 88.00 m ² | 17.00 m ² | 14.00 m ² |
| C2 | 28 | 412.50 m ² | 3 | 177.00 m ² | 70.00 m ² | 247.00 m ² | 15.00 m ² | 77.00 m ² | 21.00 m ² | 16.00 m ² |
| C2 | 29 | 430.70 m ² | 3 | 177.00 m ² | 70.00 m ² | 247.00 m ² | 15.00 m ² | 76.00 m ² | 17.00 m ² | 15.00 m ² |
| C2 | 30 | 469.10 m ² | 3 | 177.00 m ² | 68.00 m ² | 245.00 m ² | 15.00 m ² | 99.00 m ² | 17.00 m ² | 20.00 m ² |
| C3 | 31 | 459.30 m ² | 3 | 177.00 m ² | 73.00 m ² | 250.00 m ² | 15.00 m ² | 75.00 m ² | 20.00 m ² | 15.00 m ² |
| C1 | 38 | 396.40 m ² | 3 | 177.00 m ² | 72.00 m ² | 249.00 m ² | 15.00 m ² | 72.00 m ² | 20.00 m ² | 17.00 m ² |
| C1 | 39 | 368.00 m ² | 3 | 177.00 m ² | 72.00 m ² | 249.00 m ² | 15.00 m ² | 72.00 m ² | 20.00 m ² | 17.00 m ² |
| C1 | 40 | 508.50 m ² | 3 | 177.00 m ² | 76.00 m ² | 253.00 m ² | 15.00 m ² | 101.00 m ² | 20.00 m ² | 19.00 m ² |
| C1 | 41 | 500.50 m ² | 3 | 177.00 m ² | 76.00 m ² | 253.00 m ² | 15.00 m ² | 105.00 m ² | 20.00 m ² | 17.00 m ² |
| C2 | 42 | 440.00 m ² | 3 | 177.00 m ² | 66.00 m ² | 243.00 m ² | 15.00 m ² | 74.00 m ² | 29.00 m ² | - |

CORALLI - TYPE D

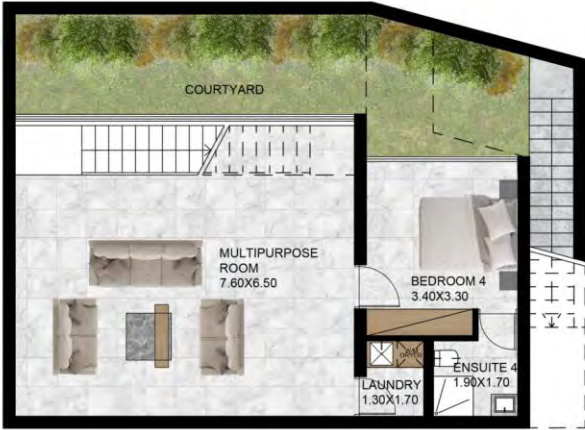
4 BEDROOM VILLA



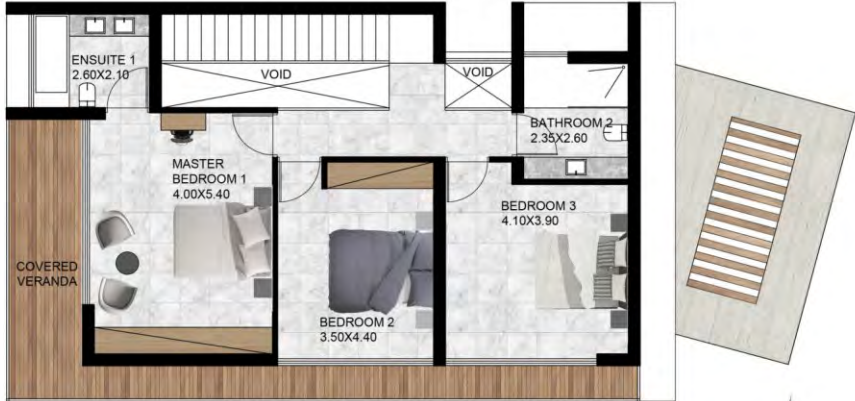
PELAGOS BEACHFRONT RESIDENCES VILLA TYPE D PLOTS 33 AND 34
CORALLI



GROUND FLOOR PLAN



BASEMENT

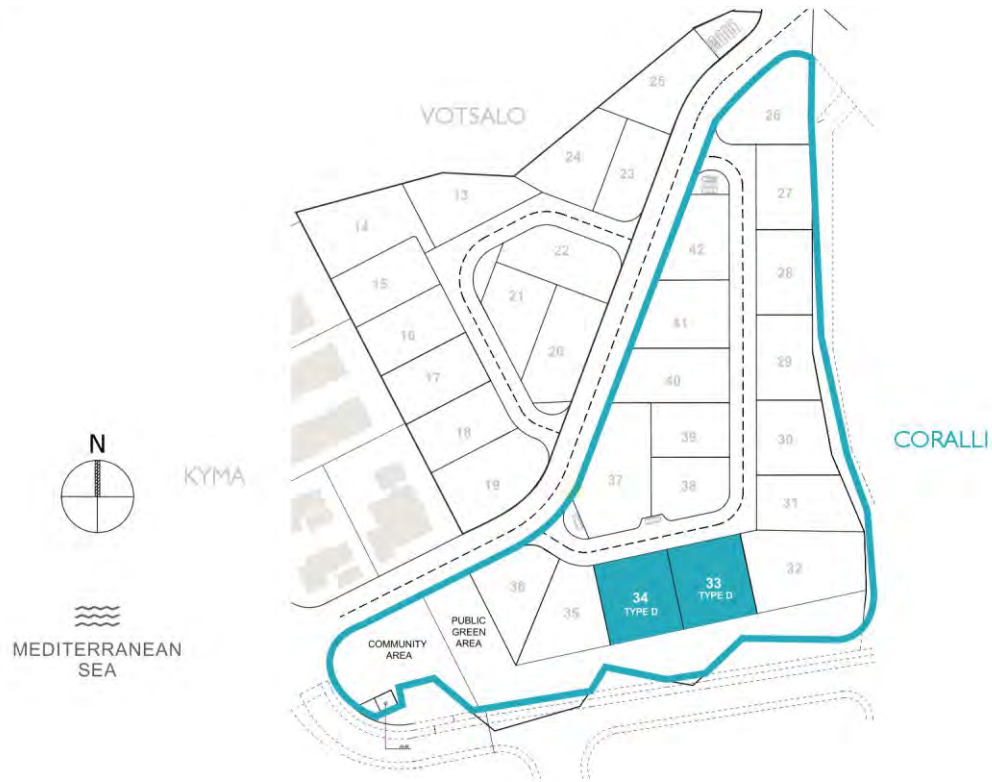


FIRST FLOOR PLAN

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CORALLI - TYPE D

4 BEDROOM VILLA



| TYPE | PLOT NO. | PLOT AREA | BEDROOMS | COVERED AREA | COV. VERANDA | TOTAL COVERED AREA | SEMI-COV. VERANDA | UNCOV. VERANDA | SEMI-COV. PARKING | UNCOV. PARKING |
|------|----------|-----------------------|----------|-----------------------|---------------------|-----------------------|-------------------|-----------------------|----------------------|----------------------|
| D | 33 | 527.00 m ² | 4 | 251.00 m ² | 63.00m ² | 314.00 m ² | - | 104.00 m ² | 23.00 m ² | 20.00 m ² |
| D | 34 | 527.00 m ² | 4 | 251.00 m ² | 63.00m ² | 314.00 m ² | - | 104.00 m ² | 23.00 m ² | 23.00 m ² |

CORALLI - TYPE E

4 BEDROOM VILLA





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PELAGOS BEACHFRONT RESIDENCES VILLA TYPE E2 PLOT 35
CORALLI



GROUND FLOOR PLAN



BASEMENT

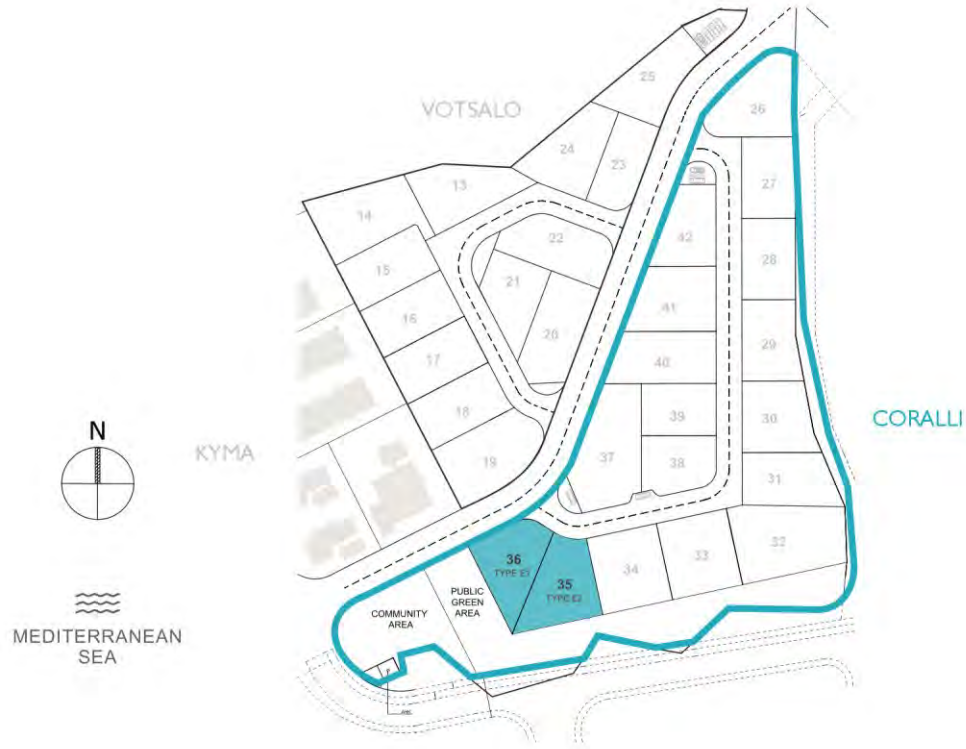


FIRST FLOOR PLAN

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CORALLI - TYPE E

4 BEDROOM VILLA



| TYPE | PLOT NO. | PLOT AREA | BEDROOMS | COVERED AREA | COV. VERANDA | TOTAL COVERED AREA | SEMI-COV. VERANDA | UNCOV. VERANDA | SEMI-COV. PARKING | UNCOV. PARKING |
|------|----------|-----------------------|----------|-----------------------|---------------------|-----------------------|----------------------|-----------------------|----------------------|----------------------|
| E2 | 35 | 501.10 m ² | 4 | 254.00 m ² | 43.00m ² | 297.00 m ² | 13.00 m ² | 102.00 m ² | 28.00 m ² | 18.00 m ² |
| E1 | 36 | 468.70 m ² | 4 | 254.00 m ² | 43.00m ² | 297.00 m ² | 13.00 m ² | 74.00 m ² | 30.00 m ² | 5.00 m ² |

CORALLI - TYPE G

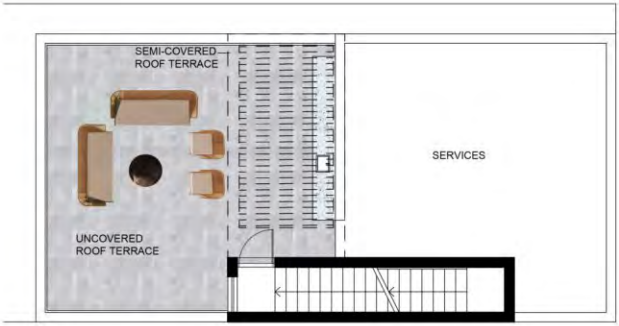
4 BEDROOM VILLA



GROUND FLOOR PLAN



BASEMENT



FIRST FLOOR PLAN



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CORALLI - TYPE G

4 BEDROOM VILLA



| TYPE | PLOT NO. | PLOT AREA | BEDROOMS | COVERED AREA | COV. VERANDA | TOTAL COVERED AREA | SEMI-COV. VERANDA | UNCOV. VERANDA | SEMI-COV. PARKING | UNCOV. PARKING |
|------|----------|-----------------------|----------|----------------------|---------------------|-----------------------|----------------------|-----------------------|----------------------|----------------|
| G | 37 | 688.10 m ² | 4 | 243.00m ² | 89.00m ² | 332.00 m ² | 16.00 m ² | 108.00 m ² | 34.00 m ² | - |

CORALLI - TYPE H

5 BEDROOM VILLA



PELAGOS BEACHFRONT RESIDENCES VILLA TYPE H PLOT 32
CORALLI



GROUND FLOOR PLAN

FIRST FLOOR PLAN



BASEMENT FLOOR PLAN



CORALLI - TYPE H

5 BEDROOM VILLA



| TYPE | PLOT NO. | PLOT AREA | BEDROOMS | COVERED AREA | COV. VERANDA | TOTAL COVERED AREA | SEMI-COV. VERANDA | UNCOV. VERANDA | SEMI-COV. PARKING | UNCOV. PARKING |
|------|----------|-----------------------|----------|----------------------|---------------------|-----------------------|-------------------|-----------------------|----------------------|----------------|
| H | 32 | 721.50 m ² | 5 | 376.00m ² | 74.00m ² | 450.00 m ² | - | 114.00 m ² | 42.00 m ² | - |

Quality Finishes

The finishes and fixtures of PELAGOS BEACHFRONT RESIDENCES have been carefully selected by a team of professional interior designers, reflecting on the high caliber and quality of architectural design. The superior selection will provide residents with the ultimate in convenience, comfort and luxury. Beyond the attention to detail to be found in every villa, the residences also have the advantage of spacious terraces, private swimming pools and floor-to-ceiling windows, further creating a sense of openness, and providing the perfect space to entertain.

P LAGOS

BEACHFRONT RESIDENCES

BROUGHT TO YOU BY

ARISTO 
DEVELOPERS