

# CITY TERRACE



**STYLIANIDES  
GROUP**

[www.stylianidesgroup.com](http://www.stylianidesgroup.com)

**OWNERS** Landshire Developers Ltd



## VIBRANT & EXCITING

The City Terrace Residence combines state-of-the-art architecture with innovative design, artistic, contemporary styling and unparalleled luxury.

A serene haven in the very heart of the city, built and designed for individuals seeking to combine luxury lifestyle and urban living.



## INFINITE POSSIBILITIES

Spread over 6 floors and offering 27 apartments for sale. Apartments vary from 1, 2 & 3 bedrooms up to spectacular three bedroom penthouses.



## INTERIORS

All residences enjoy spacious open plan interiors co-ordinated ambience depicting a modern lifestyle. Open plan galley kitchen/living room and en-suite bedrooms with vistas around the city.







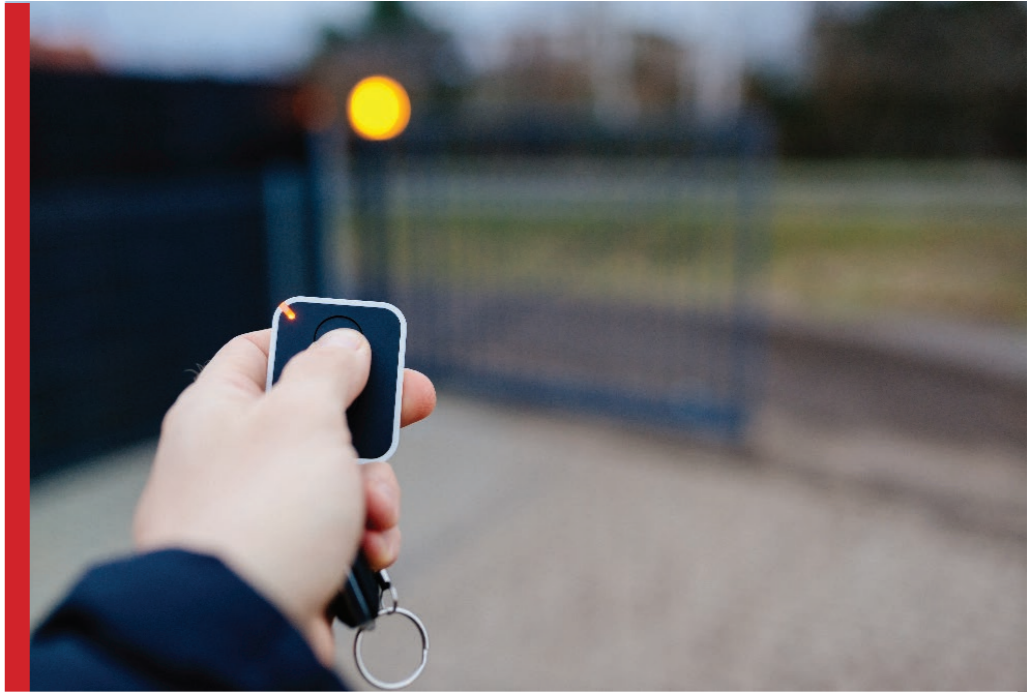




## APARTMENT FEATURES :

- Under floor Central Heating
- Bespoke Designed Kitchens & Wardrobes
- Granite Worktops
- Porcelain flooring
- Sanitary Ware (Roca)
- Mixers & taps (Grohe)
- Fly Screens on Windows & Patio Doors
- Decorative ceilings with hidden lighting
- Pressurized Water System
- Pipe in Pipe plumbing System
- Solar Panel Water Heating
- Thermal Insulation throughout (extruded polystyrene)





## AMENITIES :

- Gated Secured Complex
- CCTV for all Common Areas
- Security Door
- Video Phone Entry System
- Luxury entrance Lobby
- Decorative Architectural LED lighting for Common Areas
- Fully Landscaped Garden areas
- Private Secured Parking for residents

GROUND  
FLOOR



1<sup>ST</sup>  
FLOOR

Apartment No.	101	102	103	104	105
Bedrooms	2	2	1	3	2
Covered Indoor Area M <sup>2</sup>	88.00	88.21	54.36	116.00	88.32
Covered Veranda Area M <sup>2</sup>	26.00	26.02	9.81	27.30	20.80
Un-Covered Veranda M <sup>2</sup>	-	-	-	-	-
Common Area M <sup>2</sup>	13.60	13.64	8.40	17.93	13.65
Total Covered Area M <sup>2</sup>	127.60	127.87	72.57	161.23	122.77
Parking Spaces	1	1	1	1	1



2<sup>ND</sup>  
FLOOR

Apartment No.	201	202	203	204	205
Bedrooms	2	2	1	3	2
Covered Indoor Area M <sup>2</sup>	87.58	88.21	54.36	116.00	88.83
Covered Veranda Area M <sup>2</sup>	27.85	28.68	9.81	27.30	20.80
Un-Covered Veranda M <sup>2</sup>	-	-	-	-	-
Common Area M <sup>2</sup>	13.54	13.64	8.40	17.93	13.73
Total Covered Area M <sup>2</sup>	128.97	130.53	72.57	161.23	123.36
Parking Spaces	1	1	1	1	1



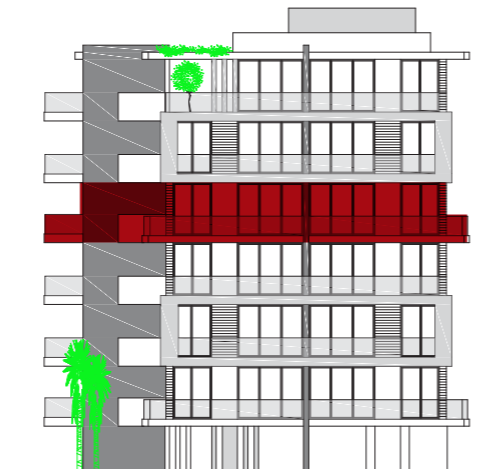
3<sup>RD</sup>  
FLOOR

Apartment No.	301	302	303	304	305
Bedrooms	2	2	1	3	2
Covered Indoor Area M <sup>2</sup>	87.58	88.21	54.36	116.00	88.32
Covered Veranda Area M <sup>2</sup>	27.99	28.62	9.81	27.30	20.80
Un-Covered Veranda M <sup>2</sup>	-	-	-	-	-
Common Area M <sup>2</sup>	13.54	13.64	8.40	17.93	13.65
Total Covered Area M <sup>2</sup>	129.11	130.47	72.57	161.23	122.77
Parking Spaces	1	1	1	1	1



4<sup>TH</sup>  
FLOOR

Apartment No.	401	402	403	404	405
Bedrooms	2	2	1	3	2
Covered Indoor Area M <sup>2</sup>	87.58	88.21	54.36	116.00	88.32
Covered Veranda Area M <sup>2</sup>	25.41	26.02	9.81	27.30	20.80
Un-Covered Veranda M <sup>2</sup>	-	-	-	-	-
Common Area M <sup>2</sup>	13.54	13.64	8.40	17.93	13.65
Total Covered Area M <sup>2</sup>	126.53	127.87	72.57	161.23	122.77
Parking Spaces	1	1	1	1	1



5<sup>TH</sup>  
FLOOR

Apartment No.	501	502	503	504	505
Bedrooms	2	2	1	3	2
Covered Indoor Area M <sup>2</sup>	87.58	88.21	54.36	116.00	88.00
Covered Veranda Area M <sup>2</sup>	27.85	28.68	9.81	27.30	20.80
Un-Covered Veranda M <sup>2</sup>	-	-	-	-	-
Common Area M <sup>2</sup>	13.54	13.64	8.40	17.93	13.60
Total Covered Area M <sup>2</sup>	128.97	130.53	72.57	161.23	122.40
Parking Spaces	1	1	1	1	1



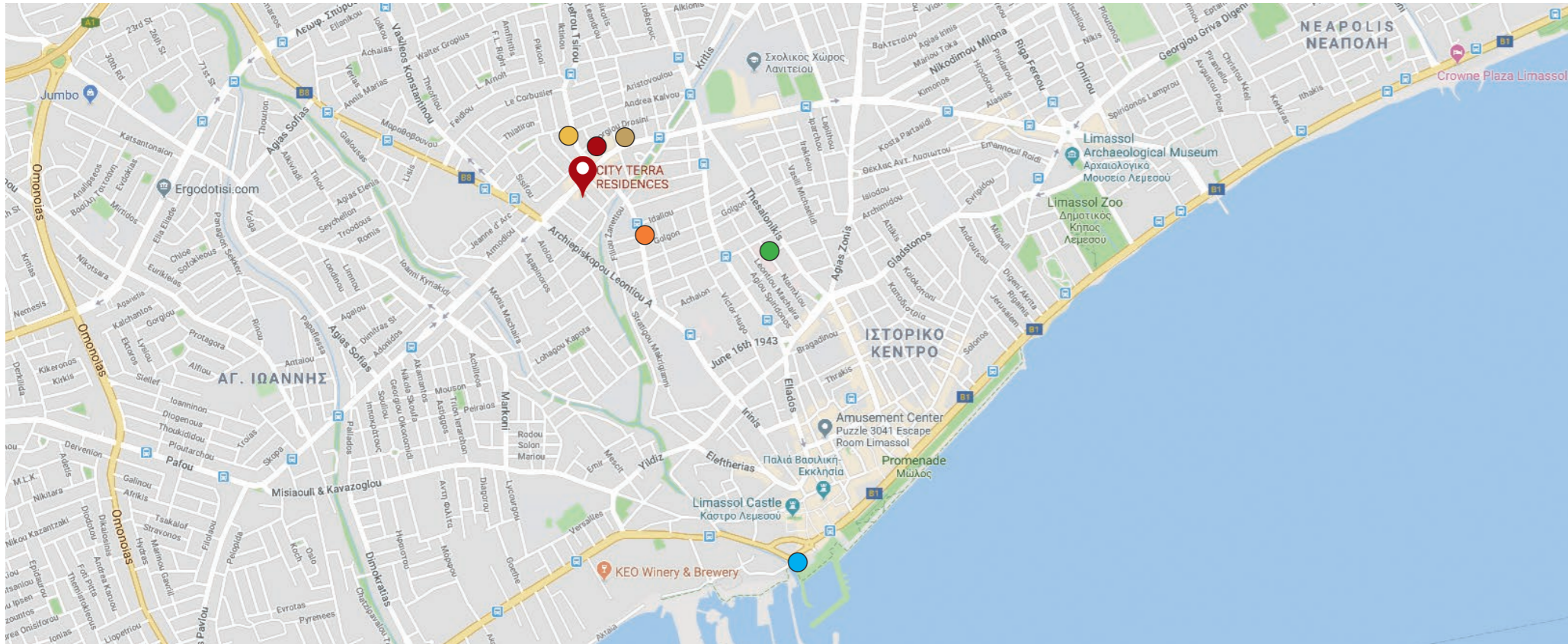
6<sup>TH</sup>  
FLOOR



Apartment No.	601	602
Bedrooms	3	3
Covered Indoor Area M <sup>2</sup>	126.87	125.99
Covered Veranda Area M <sup>2</sup>	55.09	55.49
Un-Covered Veranda M <sup>2</sup>	108.00	64.38
Common Area M <sup>2</sup>	19.61	19.48
Total Covered Area M <sup>2</sup>	201.57	200.96
Parking Spaces	1	1







## LOCATION

City Terrace Residence located in the heart of Limassol City Centre just a short walking distance away from almost everything you could imagine –in one of the most vibrant and exciting cities in the Cyprus.

## POINTS OF INTEREST

- 📍 City Terrace Residence
- Banks - approx. 100m
- Schools - approx. 270m
- Supermarkets - approx. 670m
- Medical Center - approx. 700m
- Coffee shops, restaurants - approx. 250m
- Limassol Marina - approx. 1.7km



## WHO WE ARE

**Stylianides Group** was established in 1997 by Christoforos C. Stylianides, a qualified Architect and Civil Engineer. The Group has since grown to become one of the most respected Construction & Development Company's in Cyprus today.

The Group consists of dedicated Companies specializing in their field of expertise and covers every aspect of the Real Estate Industry. Specializing in design & development, construction & engineering, interior & landscape design, marketing & sales, consulting & project management of Commercial & Residential Projects.

## OUR PHILOSOPHY

Total commitment and dedication to offering the best quality of products and highest standard of service.

- **quality:** offering the best possible products and services to all our clients.
- **integrity:** honesty and respect in all our dealings, building long term relationships with our clients and associates
- **dedication:** professional approach, understanding our clients, implementing new ideas & innovations



PROJECT MANAGERS  
ARCHITECTS & ENGINEERS  
SALES & MARKETING

Stylianides Group

OWNERS

Landshire Developers Ltd

WORKSHOP



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