



MARINA RESIDENCE

LARNACA – CYPRUS



LARNACA OFFICE

Thermopylon 24 Shop No. K 9 - Lamanco Center -
Skala 6023 Larnaca
+357 97 888 782 | +357 99 616660

LEBANON OFFICE

Naddaf Construction Building 1st Floor -
Main road Ain Saadeh - Maten
+961 3 997 666 | +961 766 766 33



MARINA RESIDENCE

Marina Residence is a premium residential development located in the heart of Larnaca, just moments from the beach and city center.

Built with modern elegance and comfort in mind, Marina Residence features three architecturally striking buildings, housing a total of 40 thoughtfully designed apartments.

Block C rises four stories high, featuring 8 apartments and one elevators for enhanced accessibility.

This elegant 4-storey development offers a limited collection of just 8 spacious units, ensuring privacy, comfort, and an exclusive living experience. Each apartment is thoughtfully designed with a unique 2.5 bedroom layout, providing the practicality of two full bedrooms plus an additional flexible space ideal for a home office, nursery, or guest room.

Designed with convenience in mind, the development includes secure private parking and individual storage units, ensuring a seamless living experience.

Larnaca



LOCATION



Larnaca Cyprus



2 mins to
Radisson Blu Hotel



3 mins to Larnaca
New Marina



5 mins to AUCY
(University)



5 mins to
Finikoudes Beach



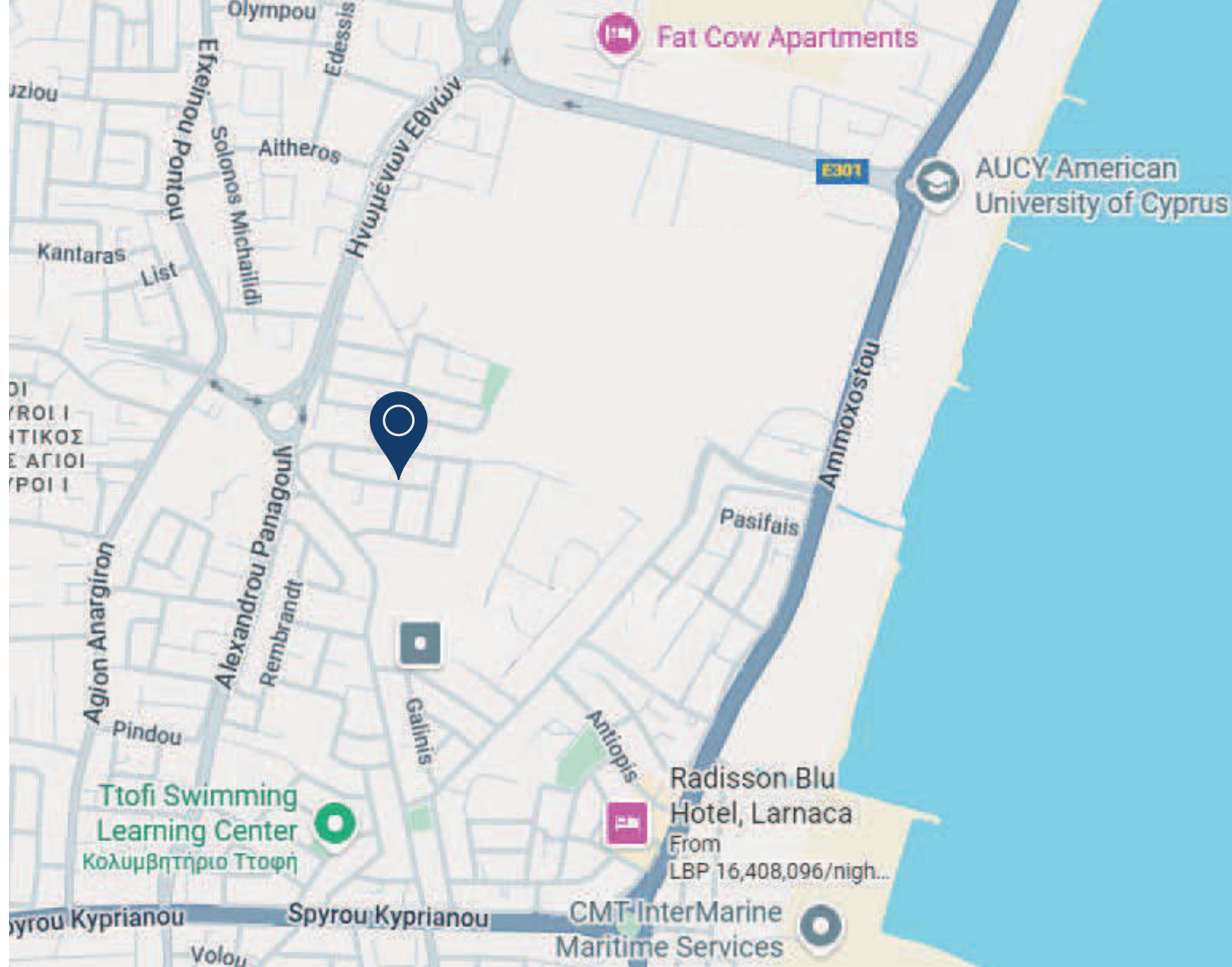
7 mins to
Makenzy Beach



7 mins to
European Square



10 mins to
Larnaca International
Airport



[Tap here to view location on Google Maps](#)

EXTERNAL PERSPECTIVES

Architectural Concept



EXTERNAL PERSPECTIVES

Architectural Concept



EXTERNAL PERSPECTIVES

Ariel View



R A T E C A R D

MARINA
RESIDENCE

	Unit	Internal Area SQM	Bedroom	Bathroom	Covered Balconies SQM	Flower Beds SQM	Parking Space	Storage Room SQM	Roof Garden SQM	Total Area SQM	Price
1st Floor Block C	<u>FLAT 101</u>	77	2	2	21	8	1	4	-	98	€ 250,000
	<u>FLAT 102</u>	77	2	2	21	8	1	4	-	98	€ 250,000

Prices are valid until December 31, 2025, and may be subject to an increase afterward

RATE CARD

MARINA
RESIDENCE

	Unit	Internal Area SQM	Bedroom	Bathroom	Covered Balconies SQM	Flower Beds SQM	Parking Space	Storage Room SQM	Roof Garden SQM	Total Area SQM	Price
2nd Floor Block C	<u>FLAT 201</u>	77	2	2	21	3	1	4	-	98	€ 260,000
	<u>FLAT 202</u>	77	2	2	21	7	1	4	-	98	SOLD

Prices are valid until December 31, 2025, and may be subject to an increase afterward

R A T E C A R D

MARINA
RESIDENCE

	Unit	Internal Area SQM	Bedroom	Bathroom	Covered Balconies SQM	Flower Beds SQM	Parking Space	Storage Room SQM	Roof Garden SQM	Total Area SQM	Price
3rd Floor Block C	<u>FLAT 301</u>	77	2	2	21	7	1	4	-	98	SOLD
	<u>FLAT 302</u>	77	2	2	21	3	1	4	-	98	SOLD

Prices are valid until December 31, 2025, and may be subject to an increase afterward

RATE CARD

MARINA
RESIDENCE

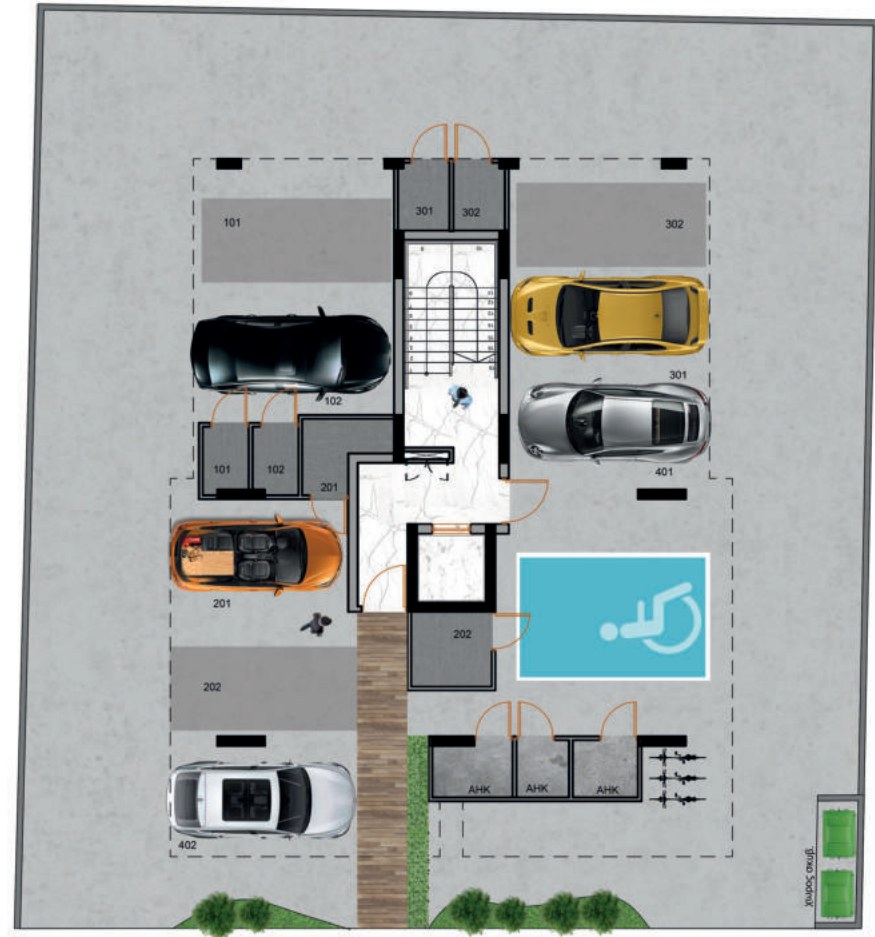
	Unit	Internal Area SQM	Bedroom	Bathroom	Covered Balconies SQM	Flower Beds SQM	Parking Space	Storage Room SQM	Roof Garden SQM	Total Area SQM	Price
4th Floor Block C	<u>FLAT 401</u>	77	2	2	21	6	1	5	59	157	€ 335,000
	<u>FLAT 402</u>	77	2	2	21	6	1	5	59	157	€ 335,000

Prices are valid until December 31, 2025, and may be subject to an increase afterward

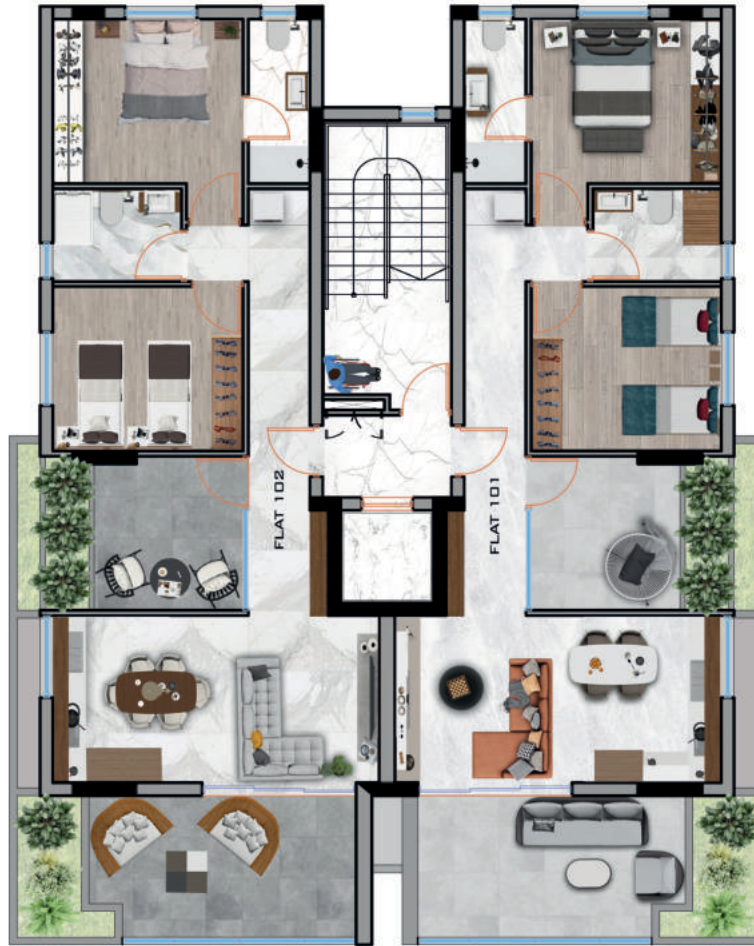
BUILDING AMENITIES

GROUND FLOOR

Covered parking and storage rooms.



FIRST FLOOR



FLAT 101

BLOCK C | FIRST FLOOR

TOTAL INTERIOR SURFACE : 77.00 SQM

TOTAL EXTERIOR SURFACE : 21.00 SQM



FLAT 102

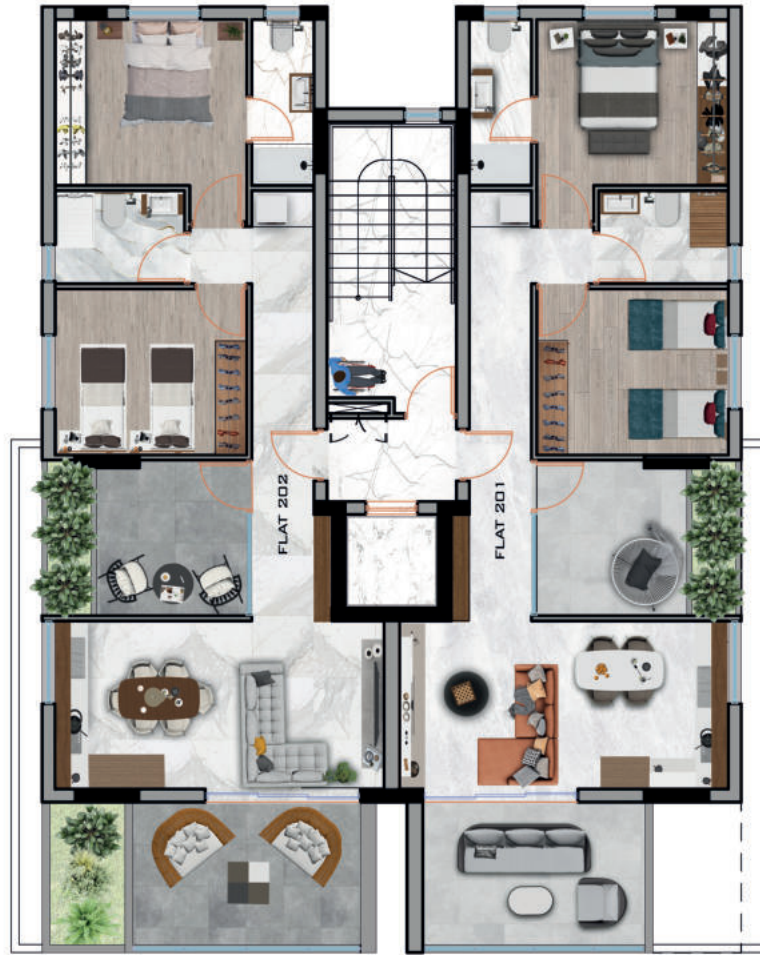
BLOCK C | FIRST FLOOR

TOTAL INTERIOR SURFACE : 77.00 SQM

TOTAL EXTERIOR SURFACE : 21.00 SQM



SECOND FLOOR



The construction drawing areas might subject to changes after the issuance of the As -Built documents

FLAT 201

BLOCK C | SECOND FLOOR

TOTAL INTERIOR SURFACE : 77.00 SQM

TOTAL EXTERIOR SURFACE : 21.00 SQM



FLAT 202

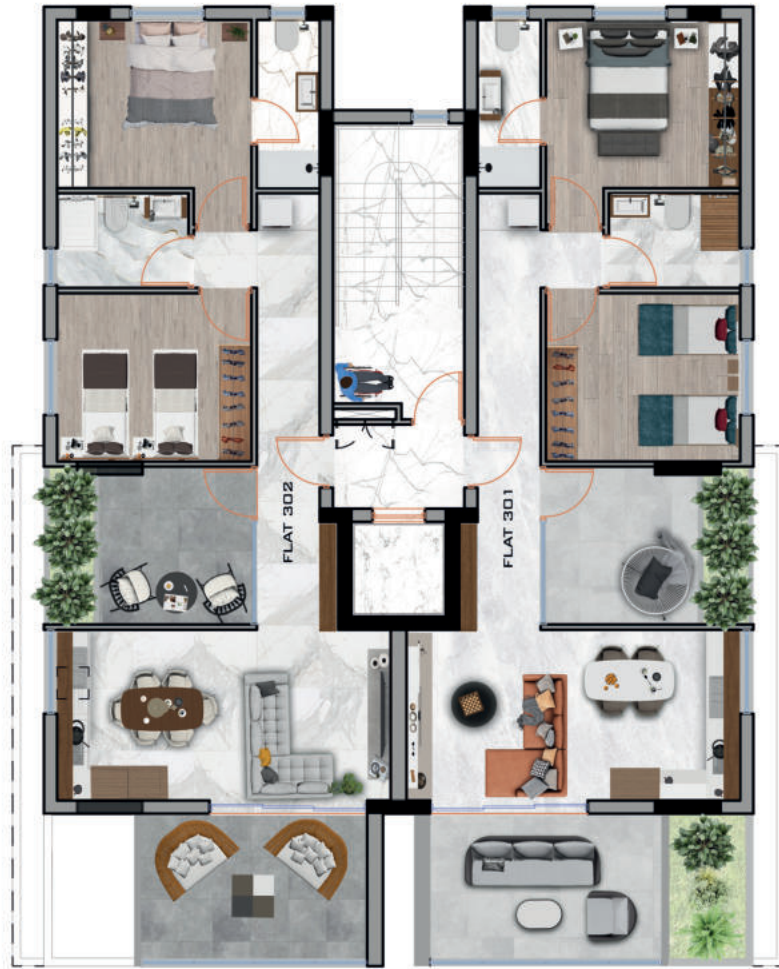
BLOCK C | SECOND FLOOR

TOTAL INTERIOR SURFACE : 77.00 SQM

TOTAL EXTERIOR SURFACE : 21.00 SQM



THIRD FLOOR



The construction drawing areas might subject to changes after the issuance of the As -Built documents

FLAT 301

BLOCK C | THIRD FLOOR

TOTAL INTERIOR SURFACE : 77.00 SQM

TOTAL EXTERIOR SURFACE : 21.00 SQM



FLAT 302

BLOCK C | THIRD FLOOR

TOTAL INTERIOR SURFACE : 77.00 SQM

TOTAL EXTERIOR SURFACE : 21.00 SQM



FOURTH FLOOR



The construction drawing areas might subject to changes after the issuance of the As -Built documents

FLAT 401

BLOCK C | FOURTH FLOOR

TOTAL INTERIOR SURFACE : 77.00 SQM

TOTAL EXTERIOR SURFACE : 21.00 SQM



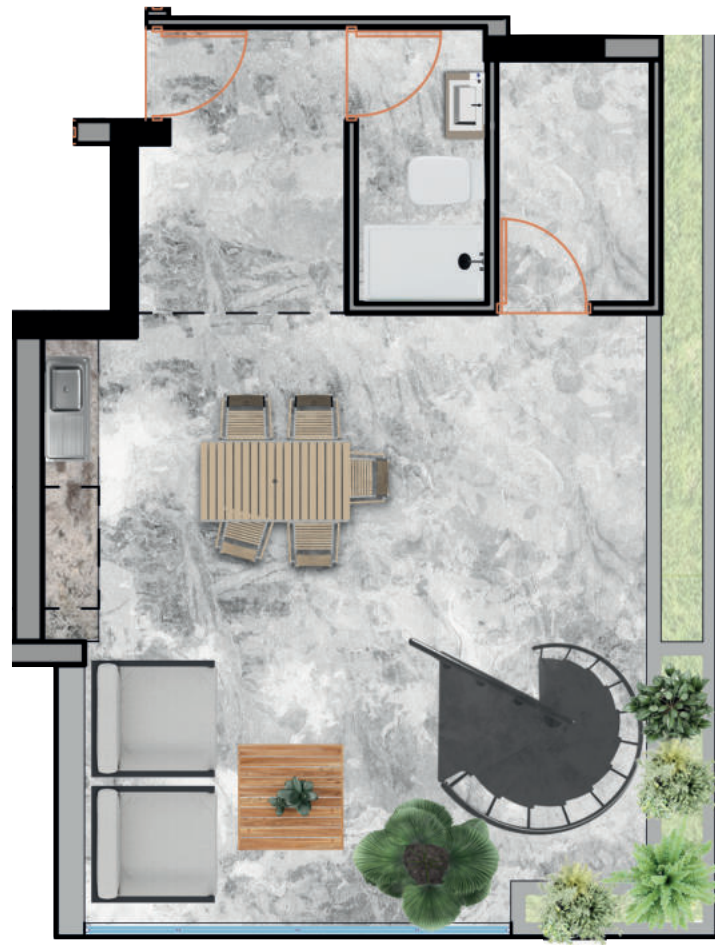
FLAT 401

BLOCK C | ROOF GARDEN

TOTAL INTERIOR SURFACE : 77.00 SQM

TOTAL EXTERIOR SURFACE : 21.00 SQM

TOTAL ROOF GARDEN SURFACE : 59.00 SQM



FLAT 402

BLOCK C | FOURTH FLOOR

TOTAL INTERIOR SURFACE : 77.00 SQM

TOTAL EXTERIOR SURFACE : 21.00 SQM



FLAT 402

BLOCK C | ROOF GARDEN

TOTAL INTERIOR SURFACE : 77.00 SQM

TOTAL EXTERIOR SURFACE : 21.00 SQM

TOTAL ROOF GARDEN SURFACE : 59.00 SQM



EXTERNAL PERSPECTIVES

Architectural Concept



BUILT ON DECADES OF EXPERTISE

