

ID:	SB2
Status:	for sale
Construction Stage:	ready for use
Commissioned to use:	2008-12-00
Town:	Sunny Beach
Name:	Imperial Heights
Location:	by the sea / South Coast
Distance from the sea:	1500
Distance from the airport:	28 km
Type of Real Estate:	Apartments/Houses
Type:	2, 3, 4
Surface area from - to:	Apartamenty: 58.39m² - 72.72m², Wille: 75.63m² - 105.15m²
Total price from :	Apartamenty: 38279 euro, Wille: 58828 euro
Price per m ² from:	Apartamenty: 590 euro, Wille: 630 euro
Furniture:	jako opcja dewelopera, jako usługa dodatkowa

Especially recommended for

Description

The complex is located near Sunny Beach, on a hill, in the picturesque area of the Stara Planina Mountains, with beautiful views on the sea.

The villas and apartments are built in characteristic Old Bulgarian style with a little bit of modernity; there are green lanes and water decorations in the housing estate. Each house has a green garden with flowers and trees. The owners will enjoy the space in the interiors. They also have a private patio, garden, BBQ and air conditioning.

This villa-apartment family estate is of highest standard - it is meant for the most demanding investors and is an interesting alternative to other real estates available on the market.

The beautiful location on a hill with splendid views on the Black Sea makes this estate a place perfect for those who appreciate peace and quiet. This exclusive real estate is surrounded by trees, and all residents have a free access to mini golf courses. Moreover, this complex has very convenient connections with Sunny Beach, Golden Sands and the airport (20 minutes).

The developer keeps an eye on the highest quality of interior design - as the interiors in Hotel Forum. The purchaser has a possibility of choosing the furnishing of his villa or apartment.

Attractions

All attractions of Sunny Beach such as Aqua Parks, and eco-tourist attractions (horse riding, bicycle hikes in the mountains) are available in the area.

Tourist Attractions

Features

Why is it worth it?

The complex is located in a picturesque and quiet area with great views. The luxurious interiors, superb arrangement of internal and external space. Mini golf course at owners' disposal. Great location for families with children and the elderly.

Features

There are many facilities such as a mini golf course, 24 h reception, facilities for the handicapped, private community, swimming pool, lobby bar, shops, satellite television, safes, water skiing, bowling, fishing. A parking lot, outdoor swimming pool, playground for children, taverns in the neighborhood, fitness center, sauna, Jacuzzi, ice cream shop, souvenir shop, amusement arcade, etc. A 10-year guarantee of building frame.

Services

Maintenance fee: 8 EUR per m² per year.

You don't have to worry about the maintenance of your apartment during the year.

We guarantee the maintenance of the estate, year-round security, lighting, electric power and water supply safety., repairs, cleaning of common parts, greens, cleaning of the apartment, bill payments...

Post-sale assistance

Payment Regulations

Payment plan

2000 Euro reservation fee deductible from first payment 2000 Euro - at reservation day

30% on signing of preliminary contract (within 21 days after the reservation)

50% after 2 months

20% finalizing the deal

Other payment possibilities - negotiable

Costs

It should be remembered there are additional costs to the real estate price - the notarial charges (which is approximately 3.5 -

4% of the purchase price).

Additional costs: the estate management costs (cleaning of common parts) and additional services (e.g. cleaning of the purchased apartment) - 8 EUR per m² per year.

The owner pays the management charge (8 EUR/m² per year) at the apartment purchase, which includes:

- management of the public common parts of the estate
- Swimming pool maintenance
- Greens management

Moreover

- regular contact with the owner
- control of the estate
- Payment of all bills related to apartment purchase (taxes, water, garbage removal, insurance)