

Breeze



QUALITY SEA FRONT LIVING



SITE PLAN

LOCATION & ACCESSIBILITY

- ✓ 43 min drive to Gate Marine
- ✓ 48 min drive to Girne
- ✓ 43 min drive to Karpaz
- ✓ 1h 26 min drive to Lefkoshia
- ✓ 40 min drive to Ercan Airport
- ✓ 36 min drive to Famagusta
- ✓ 41 min drive to Ercan
- ✓ 1h 8 min drive to Larnaca
- ✓ 28 min drive to Beshparmak
- ✓ 1h 4 min drive to Saint-Hilarion



Breeze is located in Tatlisu village. The climate is typical to Mediterranean weather, due to the sea breeze and pine forests the summer season is very mild as well as the winter.



CONSTRUCTION AREA

Tatlisu

Breeze development covers 133,800 m2.

It is a modern residential community offering detached and semidetached villas, as well as townhouses.

Located only 200 meters from a lovely beach cove, the development is set directly on the sea front offering panoramic views of the Mediterranean sea and the mountains.

Perfect for a permanent home or as a great place for a family vacation.

The logo for 'Breeze' is displayed in a stylized, flowing blue script font. A thick blue wave line runs beneath the text, starting from the 'B' and extending to the right, ending in a small yellow and orange wave tip.



FOR ILLUSTRATION ONLY



FOR ILLUSTRATION ONLY

Facilities



Restaurant
Healthy
Food



BBQ
Areas



Beach Bar



Bar



Supermarket



Pools



Waterflow



Tennis
Court



Basketball



Meditation
wellness
center



FOR ILLUSTRATION ONLY



FOR ILLUSTRATION ONLY



FOR ILLUSTRATION ONLY



FOR ILLUSTRATION ONLY



FOR ILLUSTRATION ONLY

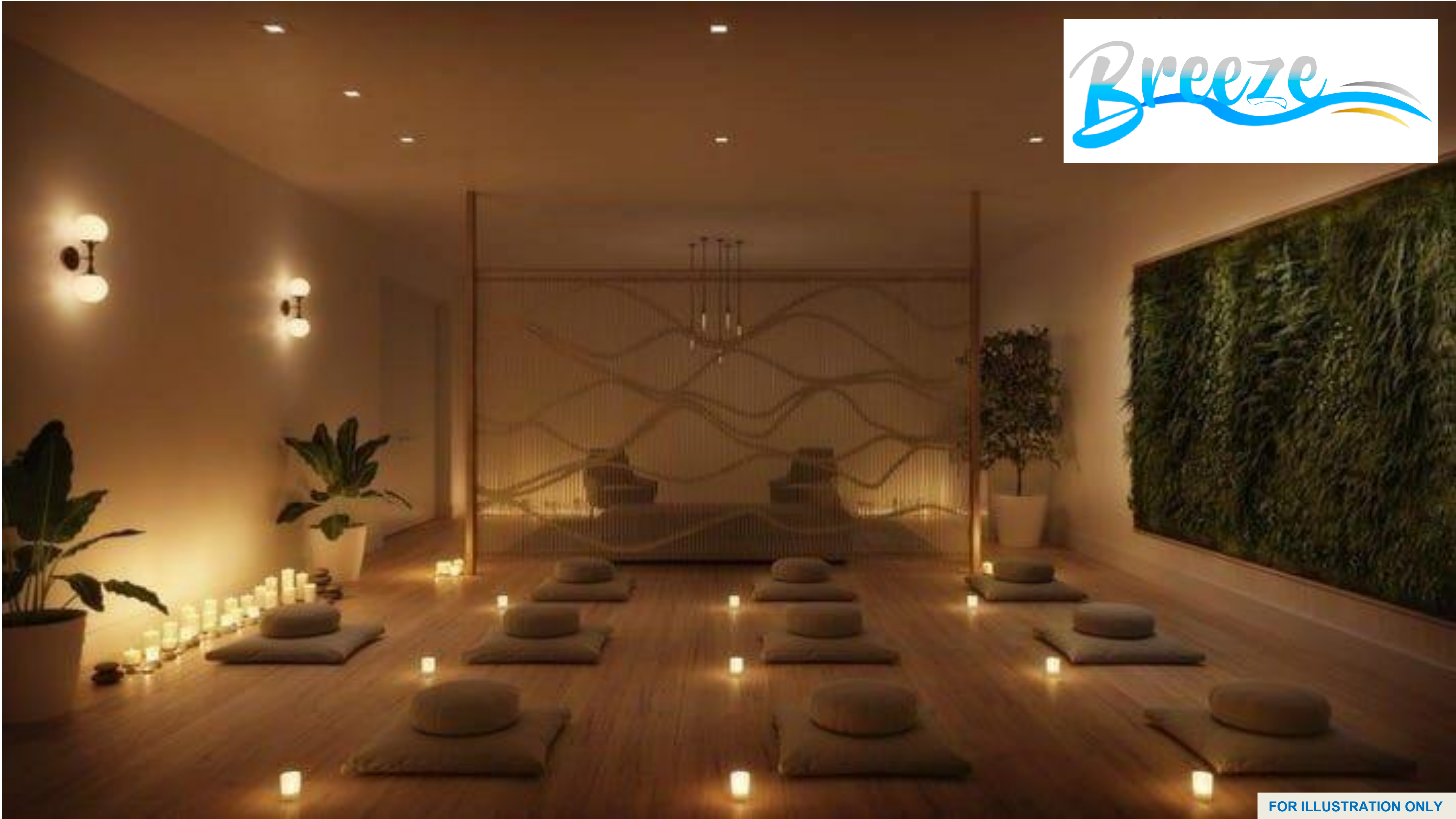


Breeze





Breeze



FOR ILLUSTRATION ONLY





Breeze

Breeze QUATROS





QUATROS

**3 bedroom corner townhouses with
roof terrace (3 levels)**

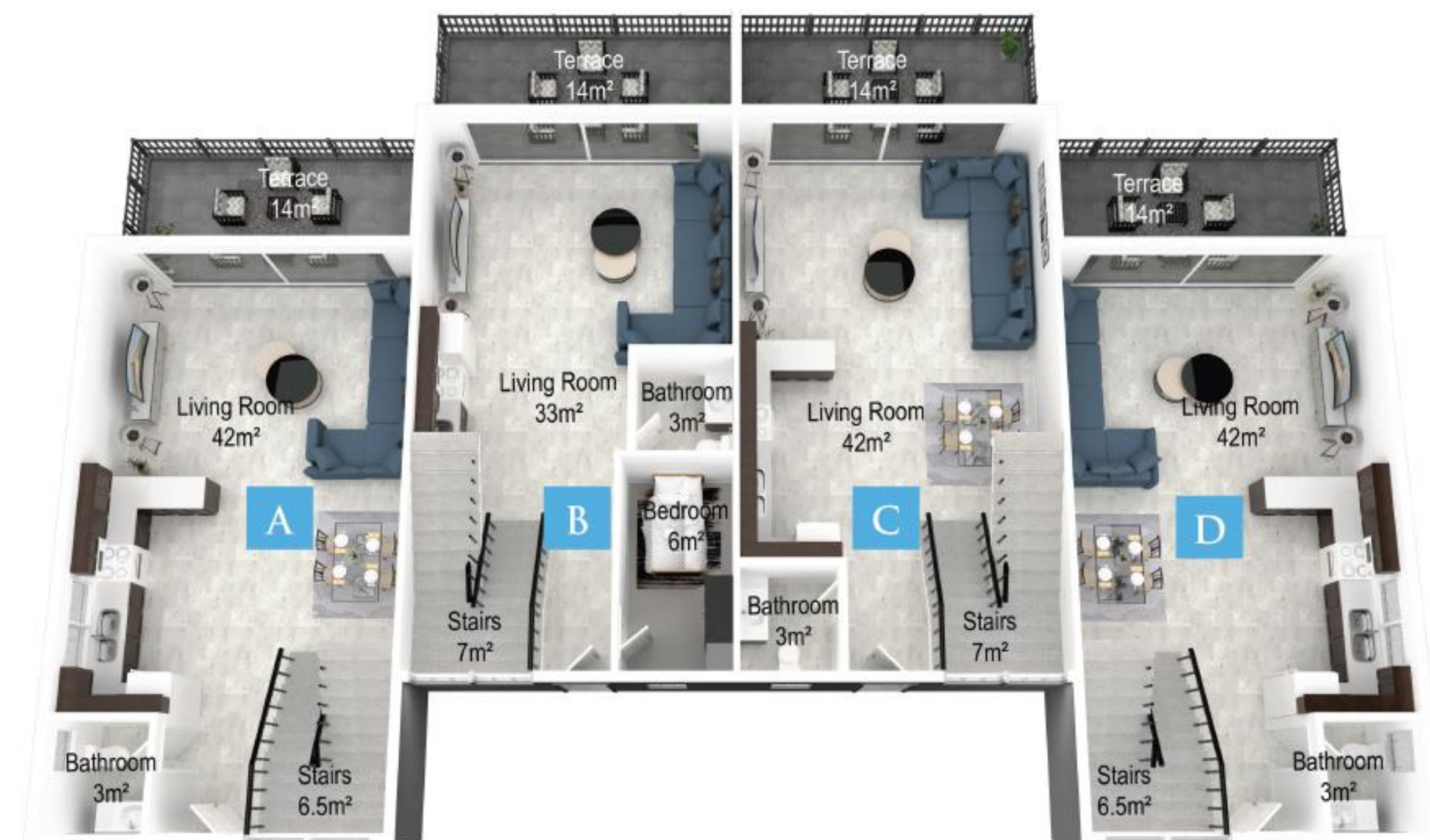
**2 bedroom middle townhouses with
roof terrace (2 levels)**



INTERIORS

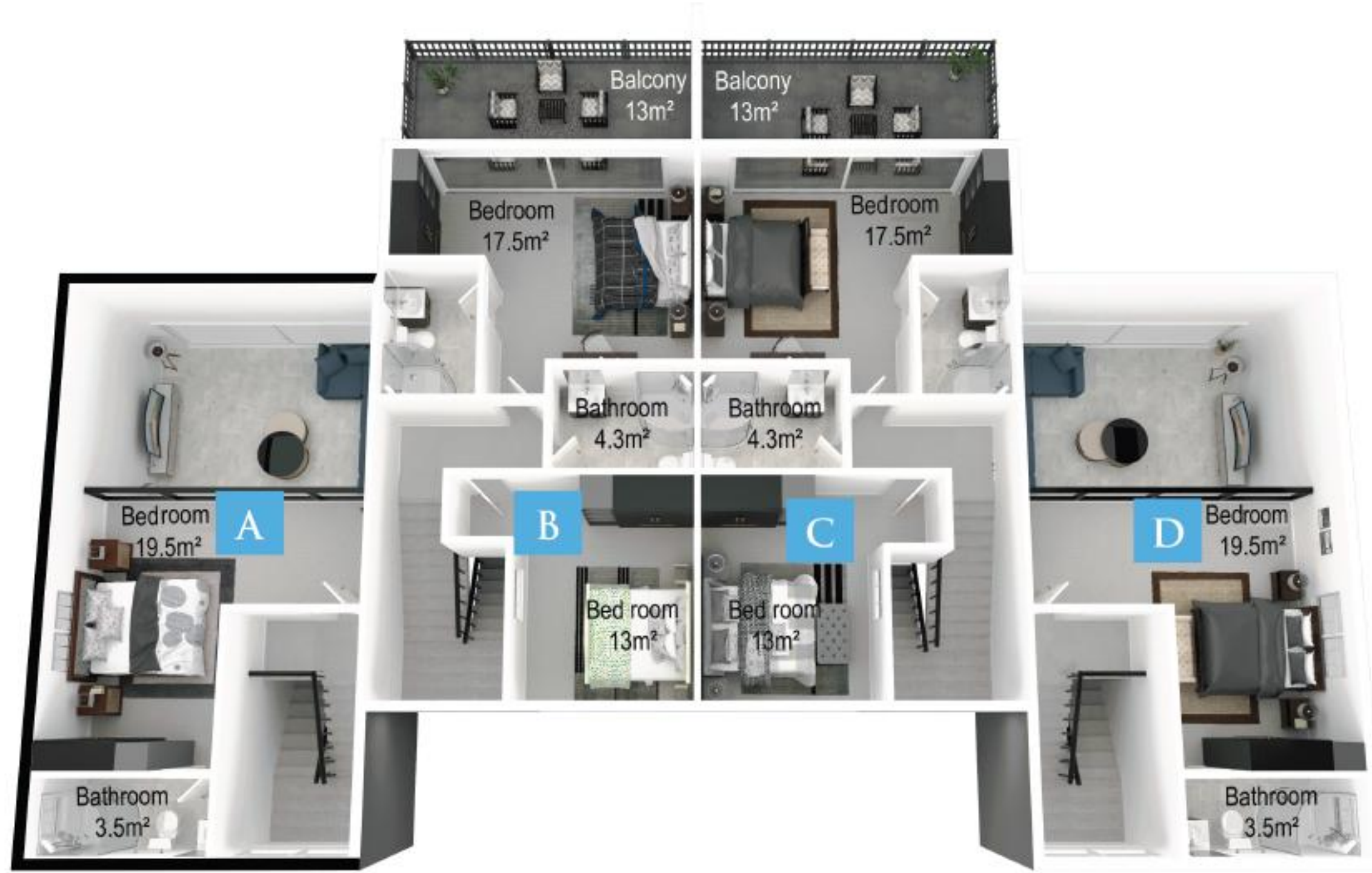
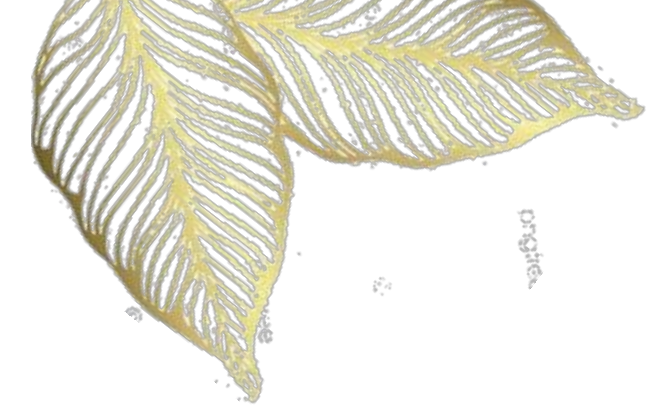


Ground floor

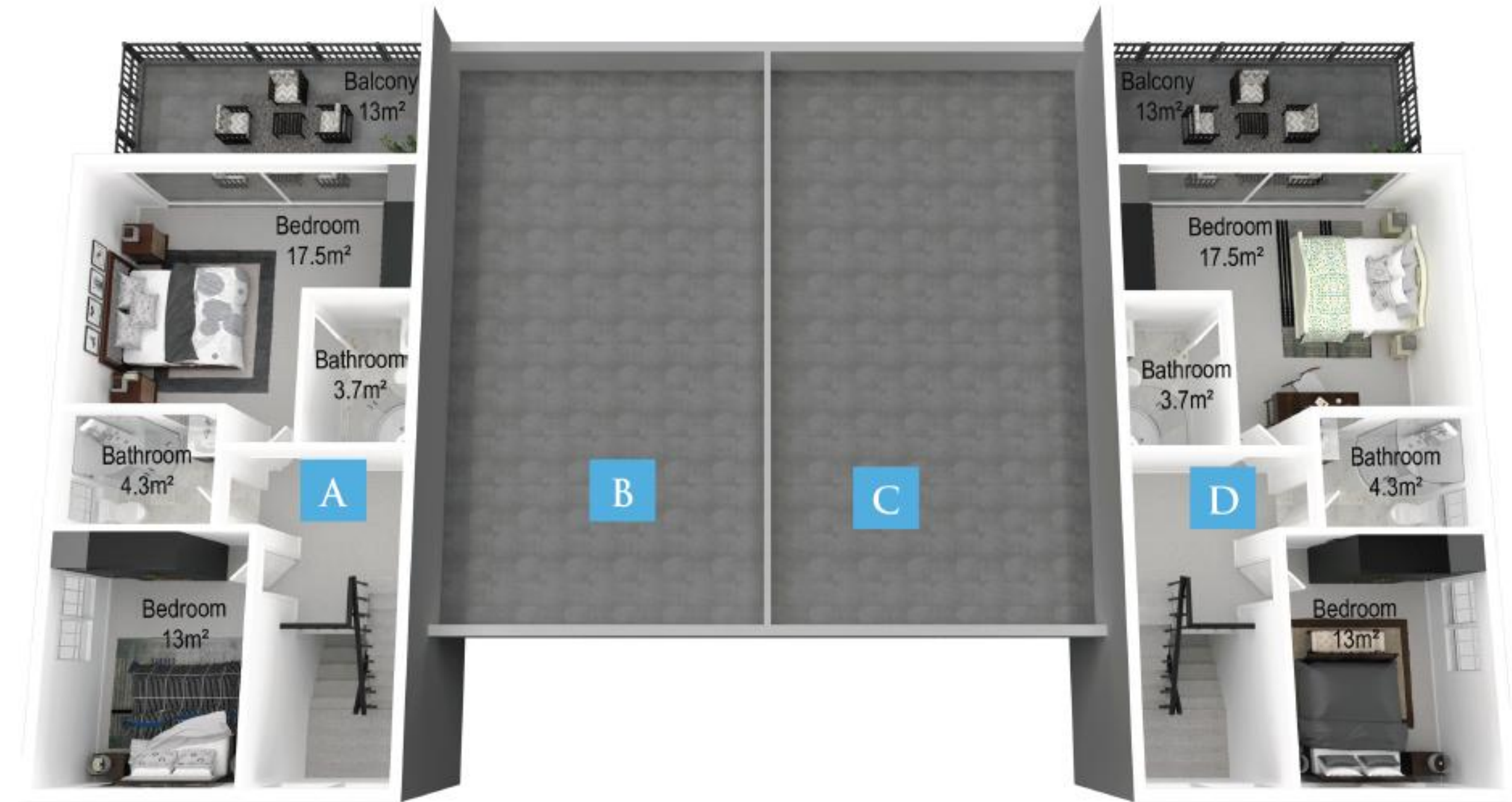


Optional ground floor





Mezzanine and first floor



First floor





Breeze

Villas

3 and 4 bedroom villas





Breeze

INTERIORS



Breeze



Ground floor (3 bedroom villa)



Ground floor (4 bedroom villa)





First Floor (3 bedroom villa)



First Floor (4 bedroom villa)



Payment Plan

1000-GBP non refundable deposit fee
30% down payment
70% remaining within 72months no % instalments, starts in 1 month after 30%
VAT + utility fee within 1 year after the key handover

MAINTENANCE FEE IN GBP (annual), starting from key handover

TYPE	ANNUAL FEE
Quatro Villas	1000 GBP (including pools)
Detached Villa	1000 GBP





Fully furnished design pack ready for rental (optional)

TYPE	FEE IN GBP
Quatro 3 bedroom Villas	13.000 GBP
Quatro 2 bedroom Villas	11.000 GBP
Detached Villa	20.000 GBP

Handover date

Delivery within 2.5 years - approximately by September 2024





EXTRA FEE (ONE-TIME PAYMENT)



VAT	5 % of sales price	Within 1 year after Key Handover
Utility connection	Connection of water and electricity	
Quatro Villas 3 bedroom	3000-GBP	In 1 year after key
Quarto Villas 2 bedroom	2000-GBP	In 1 year after key
STAMP DUTY	0.5%	On registration day
SOLICITOR FEE (registration contract in TAPU, purchase permission)	1000-GBP	Optional
TAX for transfer Title Deeds	3%	After 100 % payment of sale price





A SAFE WAY TO BUY IN THE MEDITERRANEAN