



## Emilia Romana Verde - luxury apartments ...



### Agent Info

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### Listing details

Property for:	Sale
Price:	EUR 77,500

### Location

Country:	Bulgaria
State/Region/Province:	Burgas
City:	Sunny Beach
Posted:	Mar 11, 2024

### Description:

After the undoubted success of the newly built EMILIA ROMANA PARK complex and EMILIA ROMANA BOUTIQUE, the investor is pleased to present its new project: EMILIA ROMANA VERDE; a modern, innovative building with stylish architecture, refined in every detail. The name VERDE (from the Italian for 'green') directs attention to the rich landscaping of the complex and the presence of a park in front of it, as well as to the innovative solutions for a green facade and ecologically clean construction. Functionality and luxury are complemented by uncompromising quality and an excellent location in the green heart of Sunny Beach. The concept of the project provides an opportunity for residents to sink into stylish comfort and tranquility, both for summer holiday vacation and year-round living. The plot on which EMILIA ROMANA VERDE will be built is adjacent to the PARK and BOUTIQUE buildings. The three buildings will form one common complex with 3 different swimming pools, rich landscaping, restaurants, underground and above ground parking spaces, charging stations for electric vehicles, on-site security, sauna, dry fountain and others. The complex is bordered by territory set aside for a park with an area of 7000 sq.m. EMILIA ROMANA PARK, BOUTIQUE and VERDE are part of the future EMILIA ROMANA RESORT complex, which together with the public park will have a total area of over 20,000 sq.m. All owners will have the opportunity to benefit from the club system between the complexes and the common infrastructure. The modern boutique look and functional layouts are the biggest advantage of EMILIA ROMANA VERDE over other buildings in the Sunny Beach area. On an



area of 4270 sq.m. a 6-story building will be built with a total of 94 apartments - 61 one-bedroom and 33 two-bedroom. The apartments on the 6th floor will have spacious terraces with beautiful landscaping. The building will have underground parking, 2 elevators, a reception and a technical room. The investor provides parking spaces for each apartment. In the centre of the project will be a large pool for adults, a children's pool, a jacuzzi, a dry fountain and a lounge area. A mobile BBQ Caravan will offer the owners and guests of the complex an opportunity for a delicious meal and refreshing drinks. The apartments will have one of three sides of exposure - South, East and North. All apartments have a view of the swimming pool or the park, along with a cozy terrace. This is the only complex on the market in Sunny Beachin which future owners have the opportunity to purchase a small storage unit for the apartment, with an area of up to 5 square meters, a very practical solution for customers who have chosen to live near the sea all year round, or for those who wish to rent out their properties and need to keep their personal belongings in a safe place. Lodax's desire is to present to the market a building that will break the stereotype of resort properties being only for the summer season. The quality of construction will be at a new, higher level, unknown for the region. In the implementation of the external parts of the building, the plan is to use modern suspended facades and the best quality external plasters on the market. All properties will be offered complete and "turnkey". Up until June 2023, each customer will have the option to choose the flooring to be installed, according to a predetermined budget for the finishing works.

**START OF CONSTRUCTION: 04/2023 CONSTRUCTION PERIOD: 24 MONTHS ONE BEDROOM APARTMENTS: 50 - 66 sq.m TWO-BEDROOM APARTMENTS: 73 - 129 sq.m LOCATION - 300 metres from a tennis school. - 300 metres from a supermarket. - 200 metres from a bus stop. - 1km to the centre of the resort. - 600 metres (10 minon foot) to the beach. - within a radius of 400 metres from the complex, there are 4 park areas with numerous attractions for children. Payment plan: - 40% of the price - signing of Preliminary contract - 30% - by the 31st of May, 2024. - 30% - by the 31st of May, 2025 /upon completion of construction and transfer of ownership.**

Built: 2025

### Common

Bedrooms: 1  
 Bathrooms: 1  
 Finished sq. ft.: 56 sq m

### Lease terms

Date Available:

### Contact information

IMLIX ID: IX5.543.730

