

# *Garden Beach*

*Sozopol* \*\*\*\*\*



The Holiday Complex "**Garden Beach**" is situated in a beautiful surrounding, front line 15m to the beach which is a horse-shoe shape with panoramic views of both the old town of Sozopol and Chernomorets. The complex is 3.5km from Sozopol town and 2km from Chernomorets village. There are 62 apartments in total on the Complex, 7 are 3 bedroom penthouses, 35 are 2 bedrooms Duplex, and 17 are 1 bedroom. There are 3 studio apartments. Facilities include Bar - Restaurant, and there are 2 swimming pools, one adult pool and one children's pool with a pool slide. The complex will be a secure complex and will have parking facilities.

## Sozopol.



The town of Sozopol is situated 31km southeast of Bourgas, and 421 km southeast of Sofia. The town lies on a small rocky peninsula in the farthest southern part of Bourgas bay. Sozopol is 25 mins drive from Bourgas city and apron 35mins from Bourgas airport. Sozopol is one of the most beautiful coastal towns famous for its old part with architectural houses, small cobble streets and cosy fish restaurants along the beach. Here in Sozopol is a beautiful panoramic peninsula called Budjaka where people can enjoy wonderful sea views and the peacefulness of the surroundings. This area is expected to become the most luxurious region on the Black sea coast.

- All apartments are finished to 4 \*, private complex.
- All apartments are fully furnished ready for use
- Rental Management offered by Sunworld Holiday Rentals

## Availability.

Apt no	Price/inc Vat Furnished	Living Area	Total area	Bedrooms
A1	€ 39,000	38.15	47.64	1
A3	€ 75,000	74.04	92.08	2
A9	€ 75,000	74.04	92.08	2
A10	€ 75,000	74.04	92.08	2
A13	€ 90,000	75.61	138.10	2
A14	€ 88,000	74.09	129.96	2
A20	€ 84,000	74.48	123.75	2
B28	€ 90,000	103.29	129.02	3
B29	€ 90,000	103.29	129.97	3
B39	€ 90,000	106.17	123.13	3
C49	€ 76,000	75.31	97.29	2
C51	€ 88,000	74.62	129.59	2
C55	€ 88,000	74.62	127.96	2
C58	€ 78,000	76.18	109.97	2



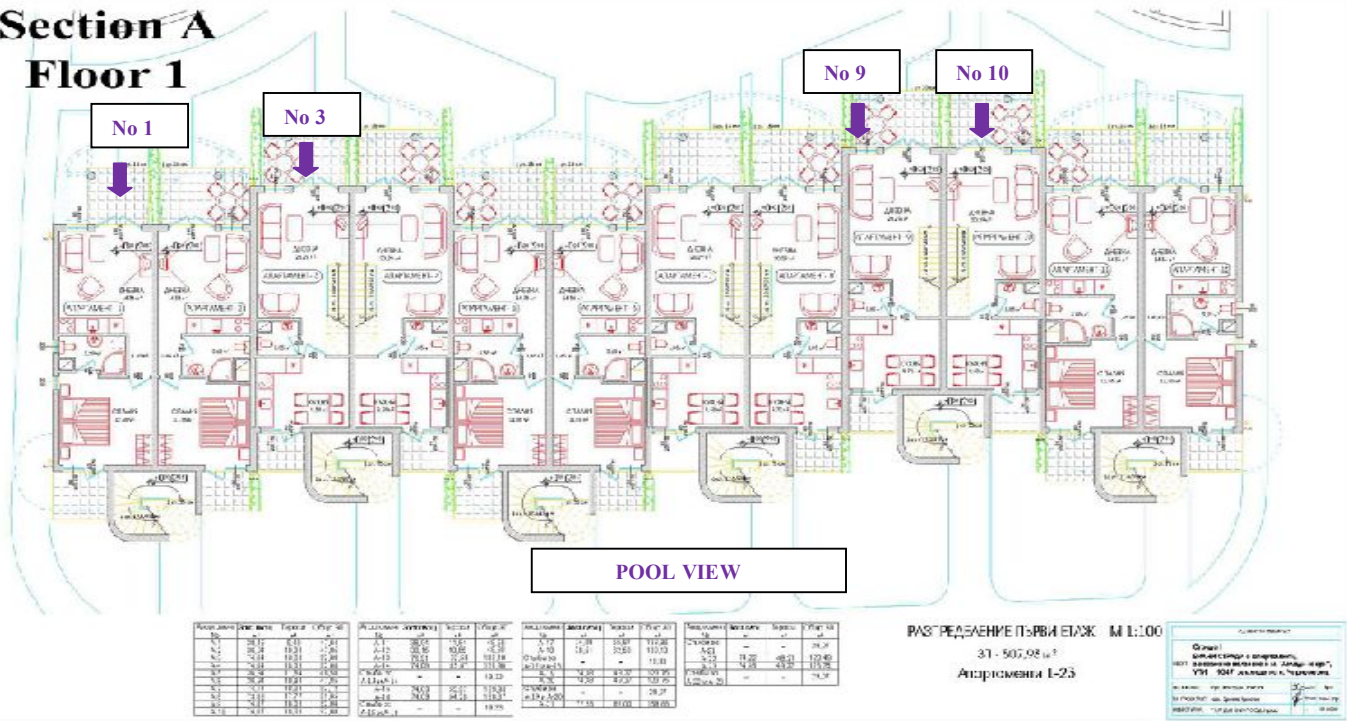
The Site Layout.



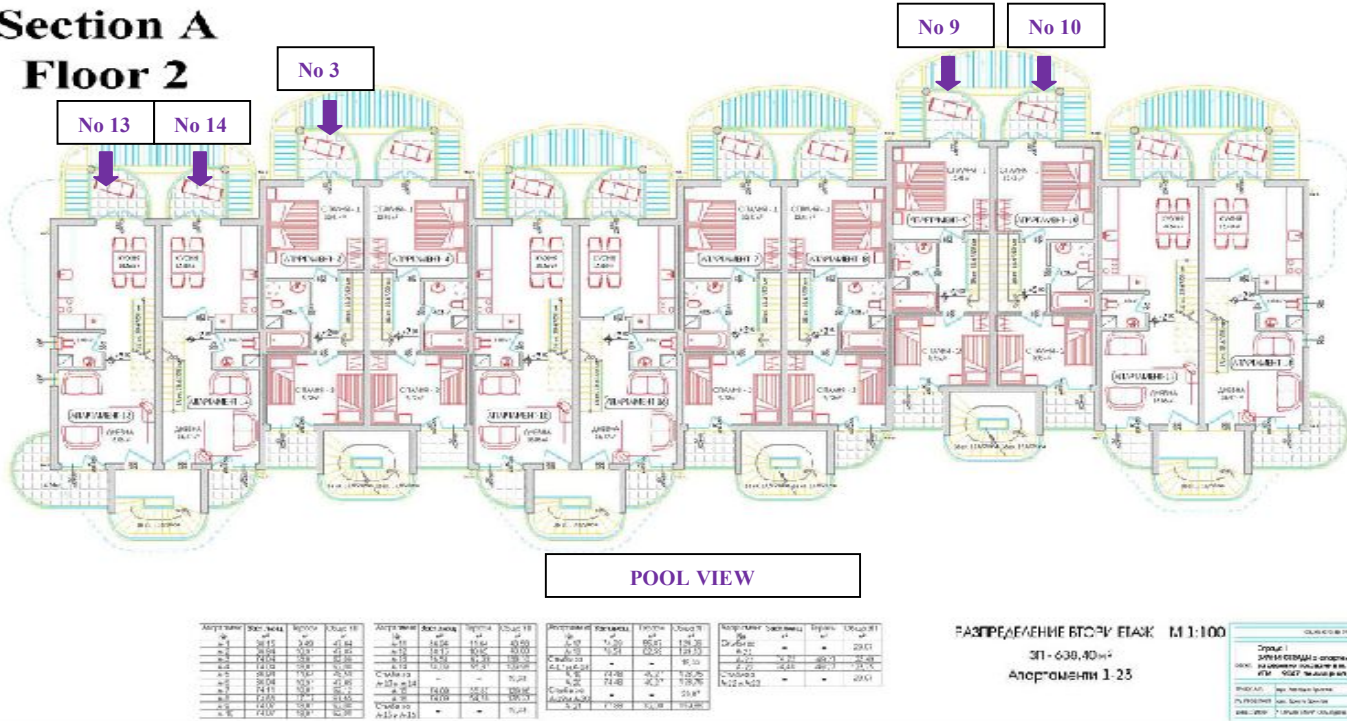


## Available Apartments Floor Plans

# Section A Floor 1



# Section A Floor 2





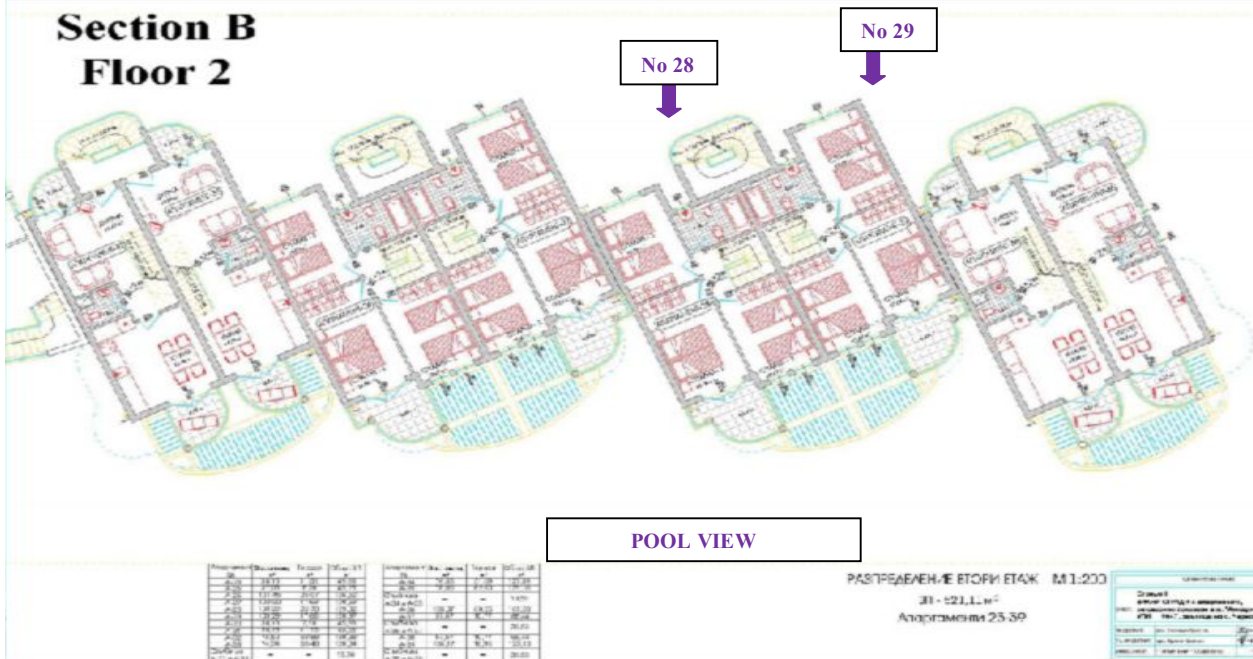


# Section B Floor 1



POOL VIEW

# Section B Floor 2



POOL VIEW

Available Apartments Floor Plans



## Section B Floor 3

No 39



POOL VIEW

Апартамент	Площ (кв. м)	Площ (кв. м)	Площ (кв. м)	Апартамент	Площ (кв. м)	Площ (кв. м)	Площ (кв. м)
А-23	87,50	17,91	49,59	А-34	70,50	20,10	130,90
А-24	71,50	17,91	49,59	А-35	70,50	20,10	130,90
А-25	101,50	22,00	124,50	А-36	70,50	20,10	130,90
А-26	111,50	21,00	134,50	А-37	70,50	20,10	130,90
А-27	71,50	17,91	49,59	А-38	70,50	20,10	130,90
А-28	81,50	17,91	49,59	А-39	70,50	20,10	130,90
А-29	71,50	17,91	49,59	А-40	70,50	20,10	130,90
А-30	71,50	17,91	49,59	А-41	70,50	20,10	130,90
А-31	71,50	17,91	49,59	А-42	70,50	20,10	130,90
А-32	71,50	17,91	49,59	А-43	70,50	20,10	130,90
А-33	71,50	17,91	49,59	А-44	70,50	20,10	130,90
А-34	71,50	17,91	49,59	А-45	70,50	20,10	130,90

РАЗРЕДАЧА МЕТРИ ЕТАЖ М 1:200  
ЗП - 529,85 м<sup>2</sup>  
Апартаменти 23-39

ОПИСИ НА ПЛАНОВЕ	
ОПИСИ НА ПЛАНОВЕ	ОПИСИ НА ПЛАНОВЕ
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ОПИСИ НА ПЛАНОВЕ	ОПИСИ НА ПЛАНОВЕ

## Section B Floor 4

No 39



Апартамент	Площ (кв. м)	Площ (кв. м)	Площ (кв. м)	Апартамент	Площ (кв. м)	Площ (кв. м)	Площ (кв. м)
А-46	87,50	17,91	49,59	А-57	70,50	20,10	130,90
А-47	71,50	17,91	49,59	А-58	70,50	20,10	130,90
А-48	101,50	22,00	124,50	А-59	70,50	20,10	130,90
А-49	111,50	21,00	134,50	А-60	70,50	20,10	130,90
А-50	71,50	17,91	49,59	А-61	70,50	20,10	130,90
А-51	81,50	17,91	49,59	А-62	70,50	20,10	130,90
А-52	71,50	17,91	49,59	А-63	70,50	20,10	130,90
А-53	71,50	17,91	49,59	А-64	70,50	20,10	130,90
А-54	71,50	17,91	49,59	А-65	70,50	20,10	130,90
А-55	71,50	17,91	49,59	А-66	70,50	20,10	130,90
А-56	71,50	17,91	49,59	А-67	70,50	20,10	130,90

РАЗРЕДАЧА МЕТРИ ЕТАЖ М 1:200  
ЗП - 505,62 м<sup>2</sup>  
Апартаменти 23-39

ОПИСИ НА ПЛАНОВЕ	
ОПИСИ НА ПЛАНОВЕ	ОПИСИ НА ПЛАНОВЕ
ОПИСИ НА ПЛАНОВЕ	ОПИСИ НА ПЛАНОВЕ
ОПИСИ НА ПЛАНОВЕ	ОПИСИ НА ПЛАНОВЕ
ОПИСИ НА ПЛАНОВЕ	ОПИСИ НА ПЛАНОВЕ



# Section C Floor 1

POOL VIEW

No 49



Апартамент	Застъпване	Площ	Общ ЗП
№1	28.18	11.83	49.98
A.51	27.95	11.23	49.18
A.52	12.50	19.59	32.09
A.53	12.50	19.59	32.09
A.54	27.11	11.55	48.66
A.55	27.11	11.55	48.66
A.56	12.50	19.59	32.09
A.57	12.50	19.59	32.09
A.58	12.51	45.21	121.73
A.59	12.51	45.21	121.73
Коридор	-	-	19.02
A.50 и A.51	-	-	-
A.50	18.88	54.28	129.07

Апартамент	Застъпване	Площ	Общ ЗП
№2	28.23	12.24	50.47
№3	-	-	19.34
A.52 и A.51	12.51	32.38	129.98
A.52	12.51	32.38	129.98
Коридор	-	-	19.34
A.52 и A.51	12.51	49.37	129.34
A.52	12.51	49.37	129.34
Коридор	-	-	29.03
A.52 и A.51	18.18	33.18	139.97
A.52	18.18	33.18	139.97
A.52 и A.51	-	-	29.03

РАЗПРЕДЕЛЕНИЕ ПЪРВИ ЕТАЖ М 1:100  
ЗП - 425,72 м<sup>2</sup>  
Апартаменти 40-59

Сграда II	ВИШИ СГРАДИ с адресиране за сградно положение и н. "Маяк УМ" - 9267, димензия на н. "Б"
ПРОЕКТАНТ	ЗОО-ПРОЕКТАНТ
П.А. ПРОЕКТАНТ	ЗОО-ПРОЕКТАНТ
ИНЖЕНЕР	ПРОЕКТАНТ

POOL VIEW

# Section C Floor 2

POOL VIEW

No 51

No 55

No 49



Апартамент	Застъпване	Площ	Общ ЗП
№1	28.18	11.83	49.98
A.51	27.95	11.23	49.18
A.52	12.50	19.59	32.09
A.53	12.50	19.59	32.09
A.54	27.11	11.55	48.66
A.55	27.11	11.55	48.66
A.56	12.50	19.59	32.09
A.57	12.50	19.59	32.09
A.58	12.51	45.21	121.73
A.59	12.51	45.21	121.73
Коридор	-	-	19.02
A.50 и A.51	-	-	-
A.50	18.88	54.28	129.07

Апартамент	Застъпване	Площ	Общ ЗП
№2	28.23	12.24	50.47
№3	-	-	19.34
A.52 и A.51	12.51	32.38	129.98
A.52	12.51	32.38	129.98
Коридор	-	-	19.34
A.52 и A.51	12.51	49.37	129.34
A.52	12.51	49.37	129.34
Коридор	-	-	29.03
A.52 и A.51	18.18	33.18	139.97
A.52	18.18	33.18	139.97
A.52 и A.51	-	-	29.03

РАЗПРЕДЕЛЕНИЕ ВТОРИ ЕТАЖ М 1:100  
ЗП - 570,96 м<sup>2</sup>  
Апартаменти 41-59

Сграда II	ВИШИ СГРАДИ с адресиране за сградно положение и н. "Маяк УМ" - 9267, димензия на н. "Б"
ПРОЕКТАНТ	ЗОО-ПРОЕКТАНТ
П.А. ПРОЕКТАНТ	ЗОО-ПРОЕКТАНТ
ИНЖЕНЕР	ПРОЕКТАНТ

# Section C Floor 3

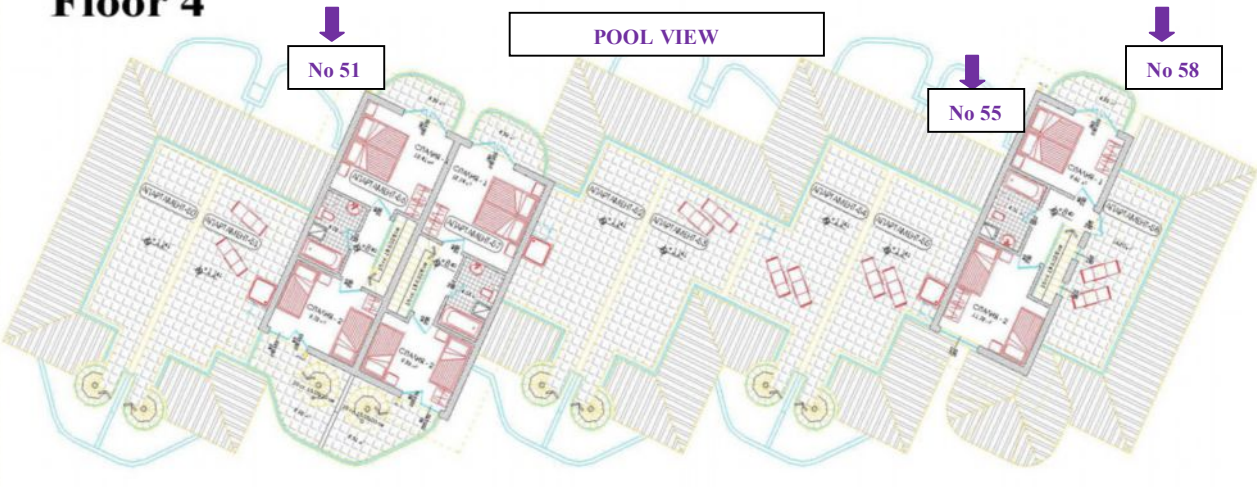


Апартамент	Земляная Тераса	Общая Ст
A.51	11.85	117.95
A.52	11.85	117.95
A.53	11.85	117.95
A.54	11.85	117.95
A.55	11.85	117.95
A.56	11.85	117.95
A.57	11.85	117.95
A.58	11.85	117.95
A.59	11.85	117.95
A.60	11.85	117.95
A.61	11.85	117.95
A.62	11.85	117.95
A.63	11.85	117.95
A.64	11.85	117.95
A.65	11.85	117.95
A.66	11.85	117.95
A.67	11.85	117.95
A.68	11.85	117.95
A.69	11.85	117.95
A.70	11.85	117.95
A.71	11.85	117.95
A.72	11.85	117.95
A.73	11.85	117.95
A.74	11.85	117.95
A.75	11.85	117.95
A.76	11.85	117.95
A.77	11.85	117.95
A.78	11.85	117.95
A.79	11.85	117.95
A.80	11.85	117.95
A.81	11.85	117.95
A.82	11.85	117.95
A.83	11.85	117.95
A.84	11.85	117.95
A.85	11.85	117.95
A.86	11.85	117.95
A.87	11.85	117.95
A.88	11.85	117.95
A.89	11.85	117.95
A.90	11.85	117.95
A.91	11.85	117.95
A.92	11.85	117.95
A.93	11.85	117.95
A.94	11.85	117.95
A.95	11.85	117.95
A.96	11.85	117.95
A.97	11.85	117.95
A.98	11.85	117.95
A.99	11.85	117.95
A.100	11.85	117.95

РАЗПРЕДЕЛЕНИЕ ТРЕТИ ЕТАЖ М 1:100  
ЗП - 573.18 м<sup>2</sup>  
Апартаменти 41-59

Страница 11  
ВНИМАНИЕ! Страница с информацией об объекте недвижимости и о. "Место УТВЕРЖДЕНО" (подпись, печать, дата, № документа)

# Section C Floor 4



Апартамент	Земляная Тераса	Общая Ст
A.51	11.85	117.95
A.52	11.85	117.95
A.53	11.85	117.95
A.54	11.85	117.95
A.55	11.85	117.95
A.56	11.85	117.95
A.57	11.85	117.95
A.58	11.85	117.95
A.59	11.85	117.95
A.60	11.85	117.95
A.61	11.85	117.95
A.62	11.85	117.95
A.63	11.85	117.95
A.64	11.85	117.95
A.65	11.85	117.95
A.66	11.85	117.95
A.67	11.85	117.95
A.68	11.85	117.95
A.69	11.85	117.95
A.70	11.85	117.95
A.71	11.85	117.95
A.72	11.85	117.95
A.73	11.85	117.95
A.74	11.85	117.95
A.75	11.85	117.95
A.76	11.85	117.95
A.77	11.85	117.95
A.78	11.85	117.95
A.79	11.85	117.95
A.80	11.85	117.95
A.81	11.85	117.95
A.82	11.85	117.95
A.83	11.85	117.95
A.84	11.85	117.95
A.85	11.85	117.95
A.86	11.85	117.95
A.87	11.85	117.95
A.88	11.85	117.95
A.89	11.85	117.95
A.90	11.85	117.95
A.91	11.85	117.95
A.92	11.85	117.95
A.93	11.85	117.95
A.94	11.85	117.95
A.95	11.85	117.95
A.96	11.85	117.95
A.97	11.85	117.95
A.98	11.85	117.95
A.99	11.85	117.95
A.100	11.85	117.95

РАЗПРЕДЕЛЕНИЕ ТАВАНСКИ ЕТАЖ М 1:100  
ЗП - 321.70 м<sup>2</sup>  
Апартаменти 41-59

Страница 11  
ВНИМАНИЕ! Страница с информацией об объекте недвижимости и о. "Место УТВЕРЖДЕНО" (подпись, печать, дата, № документа)



The maintenance of the Complex includes the Following Services :

- Maintenance of the common territories of the complex.
- Maintenance of the common parts of the building.
- Maintenance of the swimming pool.
- Maintenance of the green area of the complex
- Year round security.
- Maintenance of the electric lighting of the common parts of the complex.
- Maintenance of the electric lighting of the common parts of the building.
- "Maintenance" means The cleaning, watering, mowing, change of materials, paying of electricity and water bills of the pool and the common parts, change of sun lounges and umbrellas. Repairs of the buildings and the yard of the complex caused by natural wearing out or accidents are not included in the present contract.
- The Cost of the Maintenance is € 7.90 per sq.m + Vat

