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LUXURY
HOMES

Prestige Paphos Living

PROPERTY INVESTMENT PROPOSAL



where luxury meets lifestyle in the heart of Paphos



PROJECT TYPE

4-Star Hotel

LOCATION

Kato Paphos

Prime Location: Situated in the heart of Paphos, one of Cyprus' most popular tourist destinations.

Central Tourist Area: Located on the main seafront road in Kato Paphos, ensuring high visibility and accessibility for tourists.

Proximity to Beach: Just 150 meters walking distance to the sandy beach, offering convenience and attractiveness for beach-loving guests.

Nearby Attractions: Only 1.5 kilometers from Paphos Harbor and Castle, providing easy access to historical sites and cultural landmarks.

Tourist Amenities: Surrounded by vibrant tourist amenities, including restaurants, shops, and entertainment venues, enhancing the overall guest experience.



CYPRUS

a prime real estate destination

CYPRUS

where history whispers and the sunsets speak



STABILITY

Cyprus provides a foundation of political and economic stability, fostering a secure environment for real estate investments on this island oasis.

STRATEGIC LOCATION

With a welcoming atmosphere, Cyprus encourages foreign investment and property ownership, creating an ideal island destination for real estate ventures.

BUSINESS-FRIENDLY

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PAPHOS

a city of legends and coastal charm

PAPHOS

Mediterranean Paradise: Mediterranean climate, making it an ideal destination for those seeking a year-round comfortable and sunny lifestyle.

Cultural Heritage: Rich in history and culture, Paphos boasts UNESCO World Heritage sites, ancient ruins, and a charming old town, providing a unique living experience.

Scenic Beauty: Breathtaking landscapes, from sandy beaches to mountainous terrains.

Tourist Magnet: Popular tourist destination, ensuring a robust rental market for property investors.

Growing Economy: The region's growing economy and infrastructure development contribute to the overall appreciation of real estate values.





PAPHOS

Quality of Life: Paphos offers a high quality of life with modern amenities, healthcare facilities, and educational institutions.

Investment Incentives: Cyprus provides favorable tax policies and residency programs, attracting international investors to the real estate market.

Stable Real Estate Market: The real estate market in Paphos has shown stability and consistent growth, making it a reliable investment choice.

Golden Visa Program: Cyprus offers a "Golden Visa" program, allowing investors and their families to obtain residency through real estate investment.

Proximity to Essential Services: Convenient access to excellent medical facilities, educational institutions, and essential services enhances the overall appeal for families and retirees.



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PROJECT FEATURES

Rooms: The hotel features 272 rooms, including 5 suites, 15 family rooms, and 252 standard rooms. The property underwent a full renovation and expansion in 1996, resulting in a total built area of 16,992 square meters.

Facilities: A range of amenities are available, including outdoor and indoor swimming pools, tennis courts, a playroom, souvenir shop, hair salon, gym, spa, restaurants, bars, meeting rooms, and ample car parking spaces.



RENOVATION & MODERNIZATION

The investment will primarily focus on renovating and modernizing the hotel to meet contemporary standards and guest expectations. This includes upgrading room amenities, refurbishing common areas, enhancing recreational facilities, and implementing energy-efficient solutions.



INVESTMENT PROPOSITION

1. Operational Excellence

Implementing efficient operational practices and cutting-edge technology will optimize guest experience and maximize operational efficiency. This includes adopting smart hotel management systems, enhancing guest services, and implementing sustainable practices to minimize operating costs.

2. Revenue Diversification

Exploring additional revenue streams such as hosting events, weddings, and conferences will further enhance revenue potential. Leveraging the hotel's meeting rooms and event spaces can capitalize on the growing demand for destination weddings and corporate events in Paphos.

3. Long-Term Growth Potential

Cyprus' tourism industry is experiencing steady growth, driven by factors such as favorable climate, cultural attractions, and infrastructure development. Investing in this property offers long-term growth potential and attractive returns on investment.





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INVESTMENT REQUIREMENT

The property is currently not in operation and requires investment to reopen. The asking price for the hotel is **23,500,000**.