

TSENTAS



CIRCE  
RESIDENCE



On of the beauties of  
architecture,  
is that each time it is like  
starting all over again.

RENZO PIANO



CIRCE RESIDENCE





CONSTANTINOPOLE RESIDENCE



ANTHEA RESIDENCE



TIDES RESIDENCE

DEDICATED

PROFESSIONAL

METICULOUS



PERSEAS RESIDENCE



CIRCE RESIDENCE



THISBE RESIDENCES

# Our story

Established in 1979, Tsentas is recognized as one of the leading luxury real estate companies, with a portfolio that includes some of the most recognizable buildings in Cyprus. Tsentas developments provide the highest quality construction, combined with superior avant-garde architecture and design.

A team of award-winning architects and engineers ensure that uncompromising standards of design and construction are met for every building. Every Tsentas project is appointed with the highest quality products in the industry. With an emphasis on teamwork and a strong customer-focused philosophy, expectations are met and exceeded.

Welcome to a tradition of excellence in design and craftsmanship.





CIRCE RESIDENCE



The design-forward residences offer a clean and refreshing aesthetic with distinctly modern layouts. The ground floor apartment has its own private entrance, a large private garden and a spectacular infinity pool. The floor apartments on the first and second floors are palladian in size, with floor-to-ceiling windows and inverted beams that excite the senses and allow an abundance of light to filter within.

The penthouse apartment rests atop the entire building, with ensuite bedrooms, expansive living room areas and a massive veranda with a private pool and barbeque area.

The development is complemented by four spacious two-bedroom apartments with oversized verandas and floor-to-ceiling windows.



Recognizing the need is the  
primary condition for design.

CHARLES EAMES

CIRCE RESIDENCE





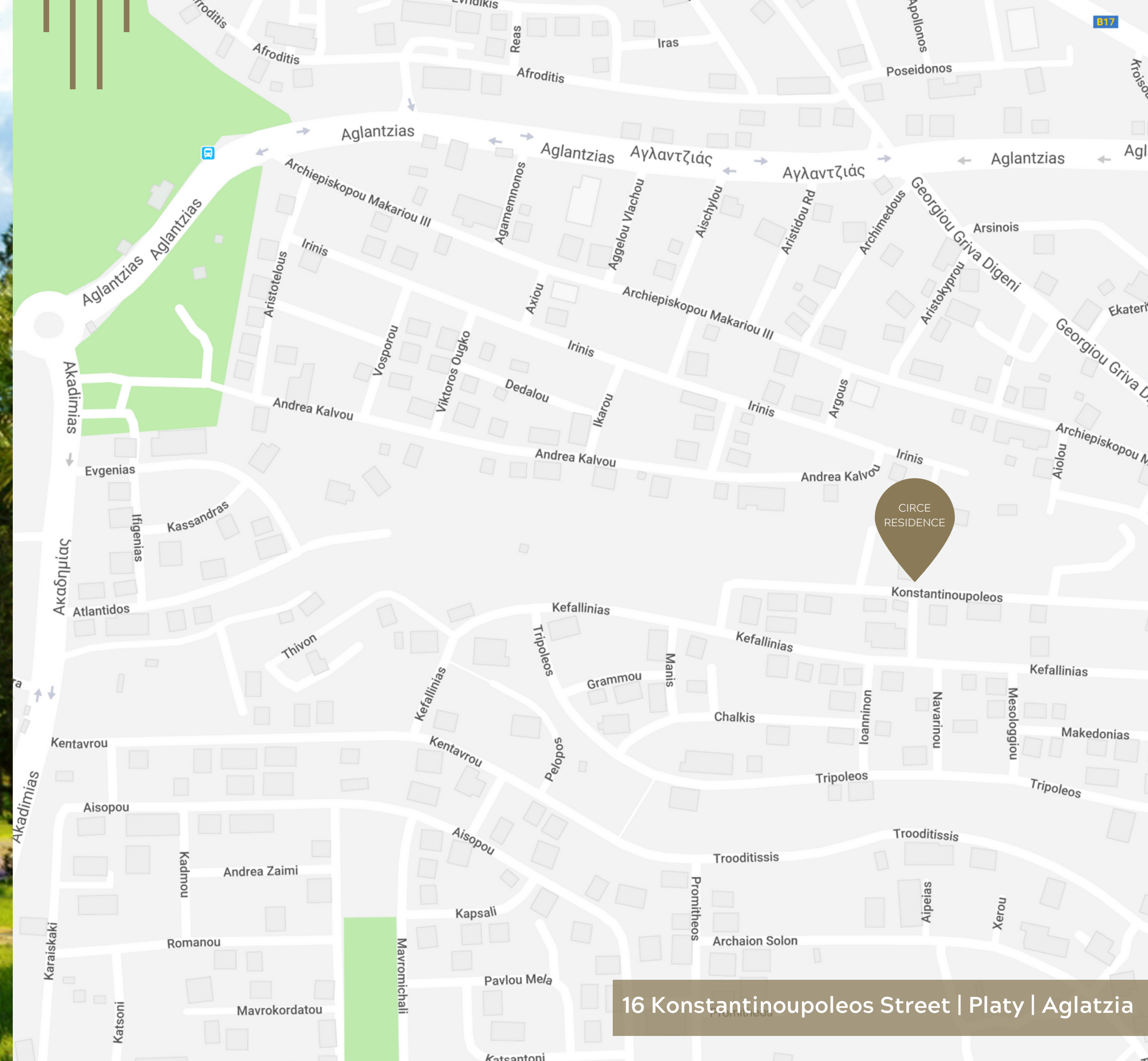
The development rests on the edge of the Platy hill in Aglantzia, Nicosia.

Beyond the unrivalled view of the Capital's skyline, the development also benefits from its proximity to the entrance to the city, with easy access to all major roadways and a plethora of amenities.

It is also with walking distance from three large parks in the area, the Academies, the Aglantzia, and the Athalassa national park.

# Your new neighbourhood

CIRCE RESIDENCE



16 Konstantinoupoleos Street | Platy | Aglatzia



# LEVEL Ground

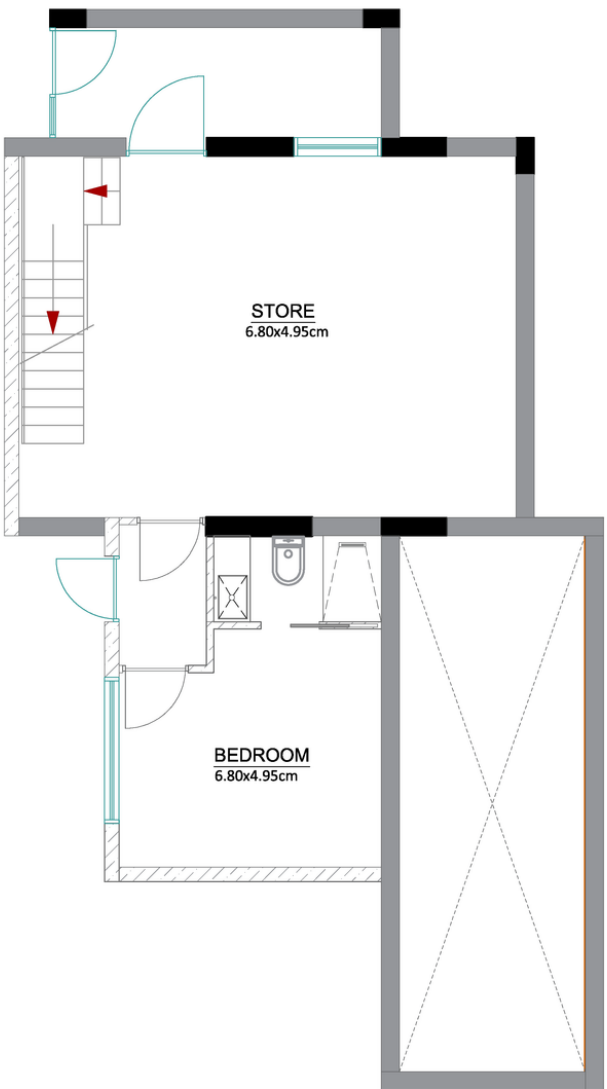
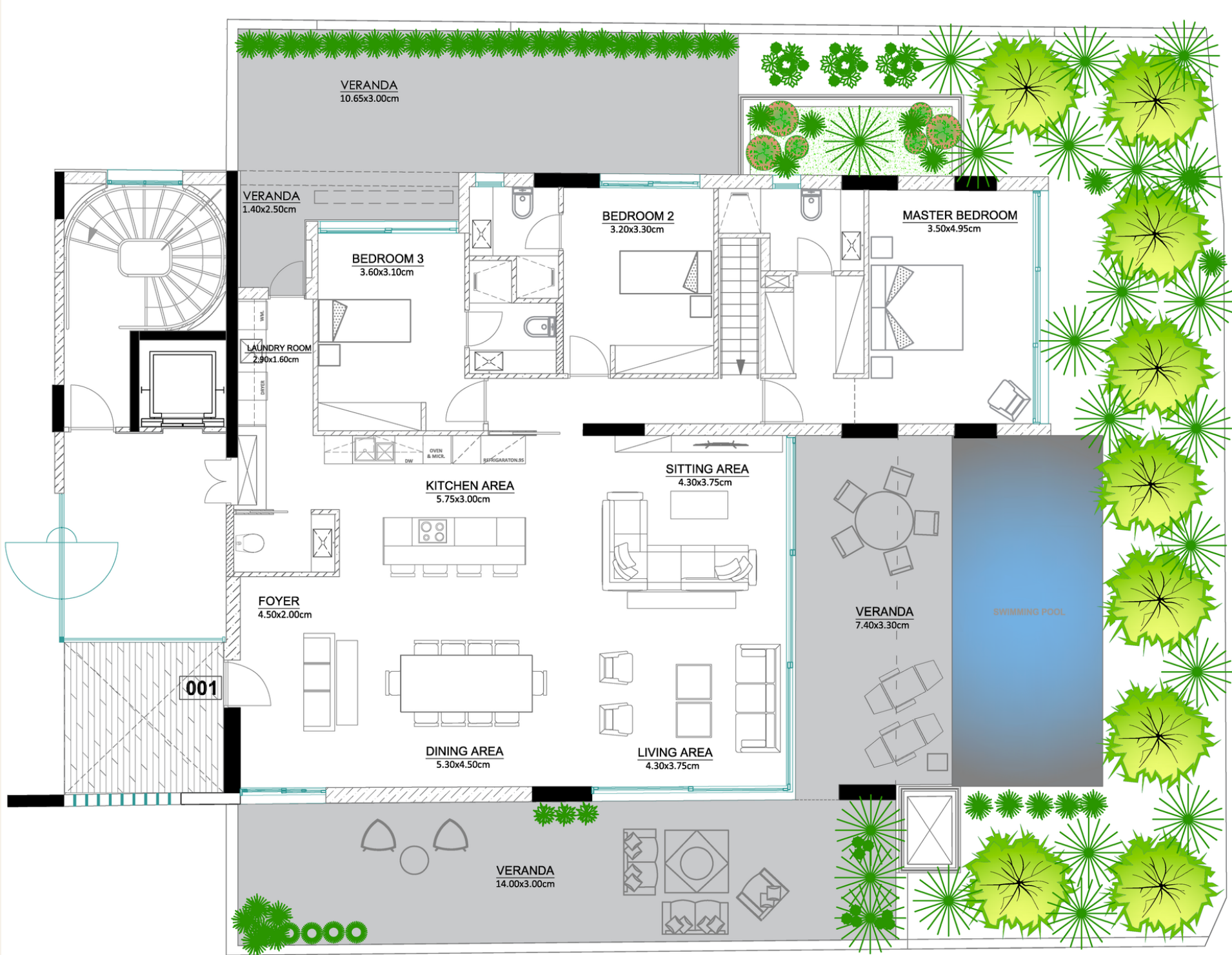
## AREA

UNIT	BEDROOMS	INTERNAL	VERANDAS	COMMON	TOTAL
001	3+1	238	35	13	286

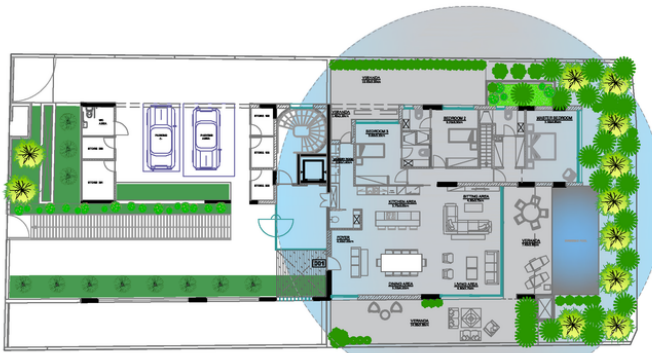
- + 80sq.m uncovered veranda
- + 100sq.m private garden

## HIGHLIGHTS

- Large floor-to-ceiling balcony doors
- Underfloor heating with heat-pump technology
- Complete air-conditioning installation
- Open-plan Italian kitchens by Fabrica
- Electrically operated external blinds
- Private entrance
- Spacious covered verandas
- Sub-level multipurpose room
- Private garden
- Private infinity pool



**BASEMENT 001**  
SCALE 1:100





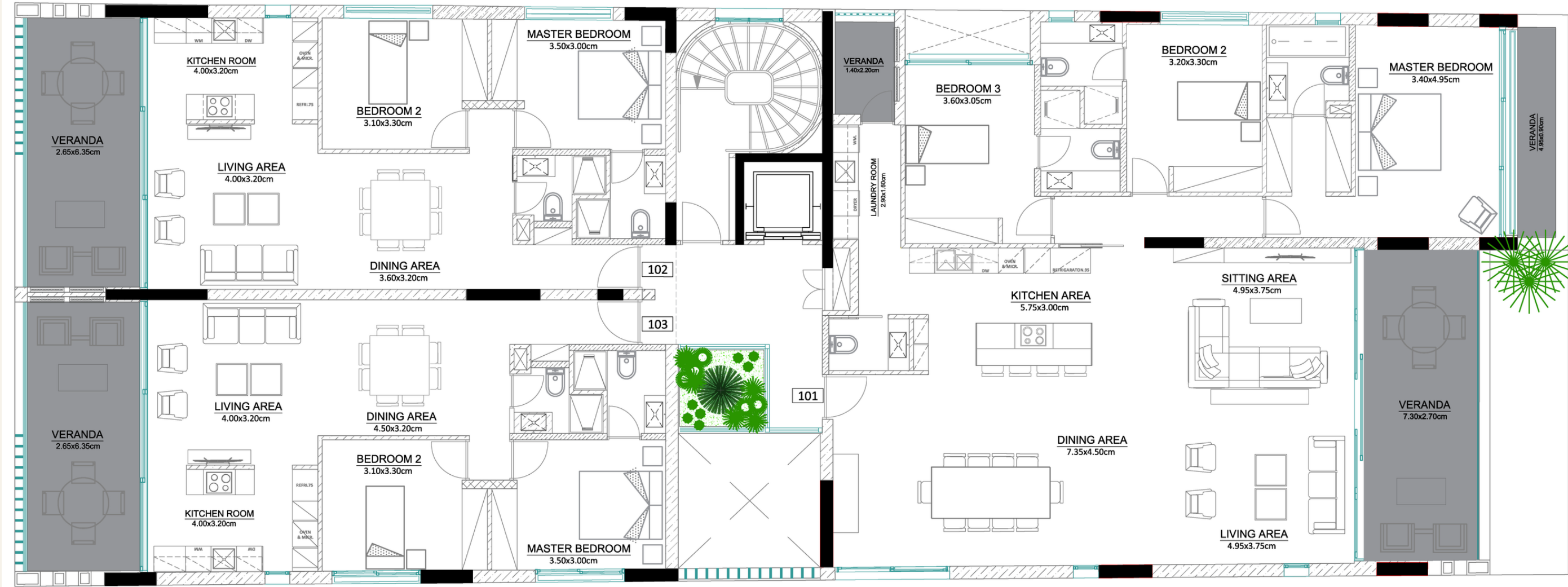
# LEVEL One

## AREA

UNIT	BEDROOMS	INTERNAL	VERANDAS	COMMON	TOTAL
101	3+1	196	38	13	247
102	2	85	18	7	110
103	2	85	18	7	110

## HIGHLIGHTS

- Large floor-to-ceiling balcony doors
- Underfloor heating with heat-pump technology
- Completed air-conditioning installation
- Open-plan Italian kitchens by Fabrica
- Electrically operated external blinds
- Spacious covered verandas
- Ensuite master bedroom
- Separate laundry area for 3-bedroom apartments





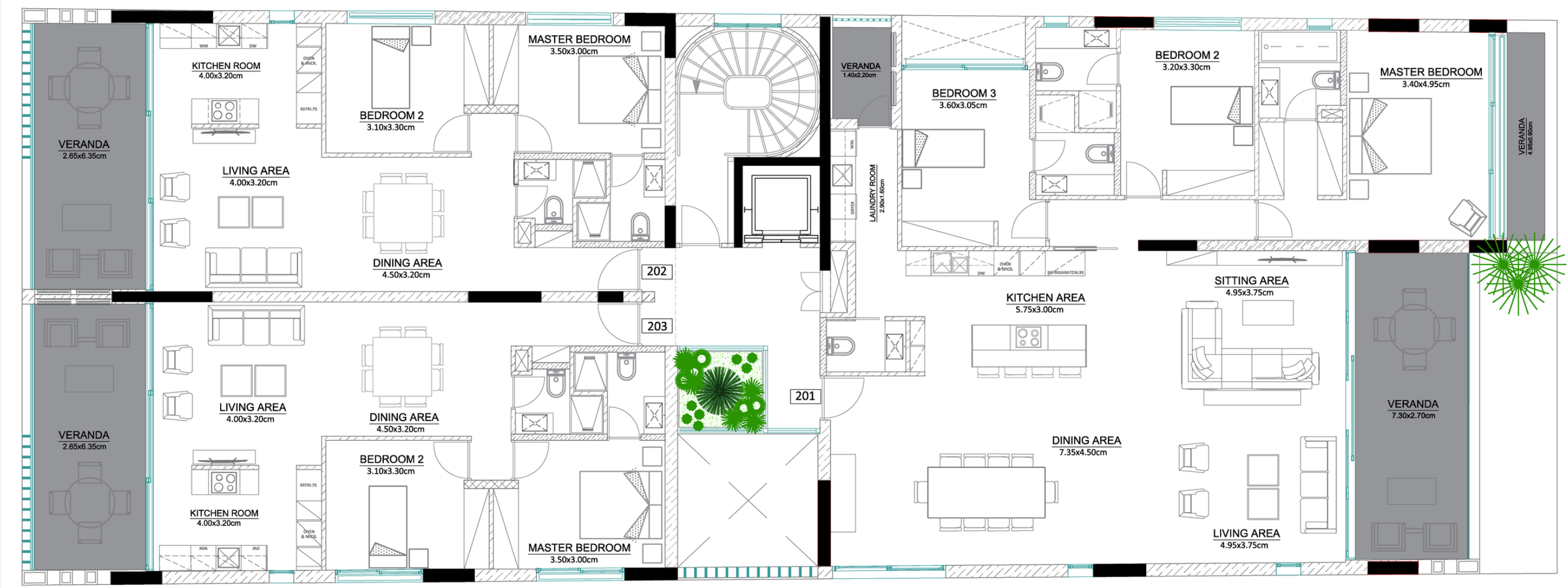
# LEVEL Two

## AREA

UNIT	BEDROOMS	INTERNAL	VERANDAS	COMMON	TOTAL
201	3+1	196	38	13	247
202	2	85	18	7	110
203	2	85	18	7	110

## HIGHLIGHTS

- Large floor-to-ceiling balcony doors
- Underfloor heating with heat-pump technology
- Completed air-conditioning installation
- Open-plan Italian kitchens by Fabrica
- Electrically operated external blinds
- Spacious covered verandas
- Ensuite master bedroom
- Separate laundry area for 3-bedroom apartments





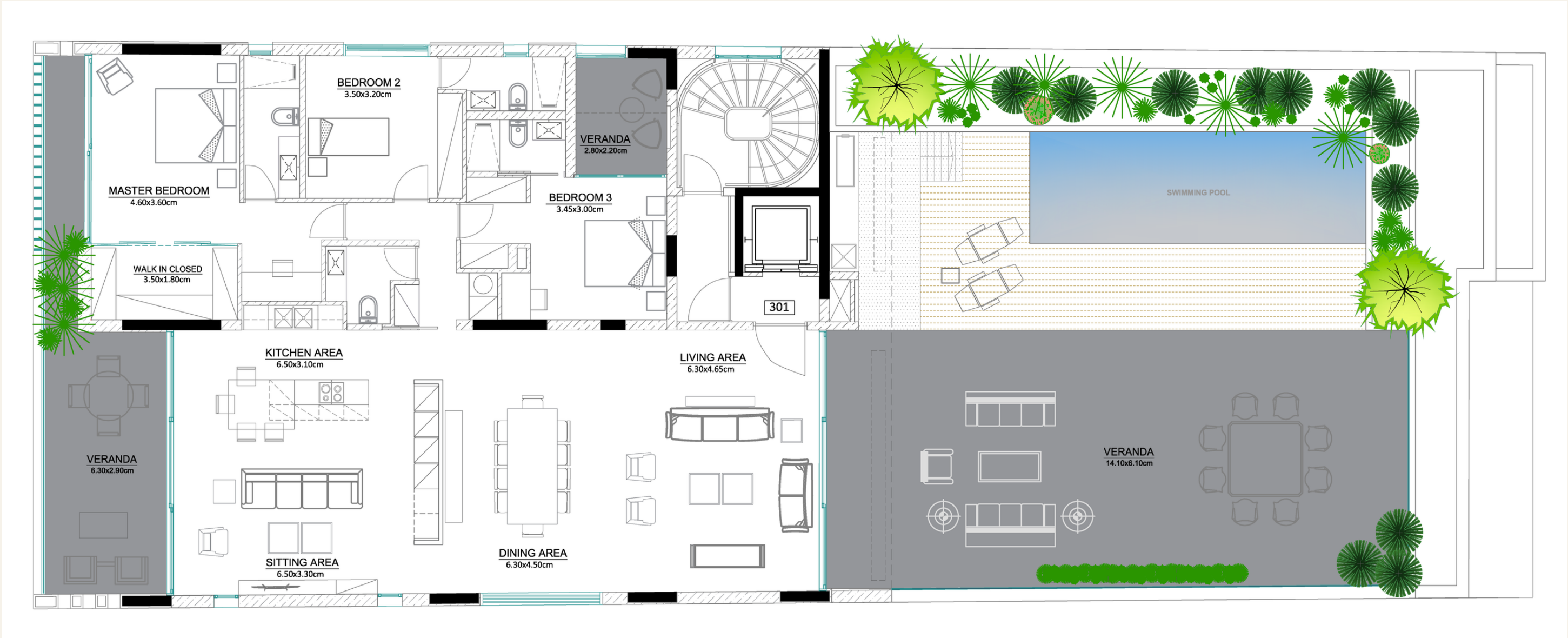
# LEVEL Three Penthouse

## AREA

UNIT	BEDROOMS	INTERNAL	VERANDAS	COMMON	TOTAL
301	3+1	216	42	18	276

## HIGHLIGHTS

- Large floor-to-ceiling balcony doors
- Underfloor heating with heat-pump technology
- Air-conditioning installation (concealed in living room)
- Open-plan Italian kitchens by Fabrica
- Electrically operated external blinds
- Ensuite master bedroom
- Walk-in cloakroom for master bedroom
- Separate laundry area
- Massive veranda with spectacular views
- Private pool
- Barbeque area







CIRCE RESIDENCE





# Cyprus

Cyprus is the third largest island in the Mediterranean sea. It is located at the crossroads of three continents, Europe, Africa, and Asia. It is a member state of the European Union and part of the Eurozone area. In recent years it has enjoyed strong economic growth.

Cyprus has a pleasant Mediterranean climate with year-round sunshine. Stunning coastlines, golden sandy beaches and clear blue waters that coexist in harmony with two mountain ranges ripe with wild natural beauty and peaceful, picturesque villages. Cypriots are known worldwide for their hospitality and friendliness, but also for the famous Cypriot cuisine, based on the healthy Mediterranean diet.

The high quality of life is without doubt one of Cyprus' most attractive attributes. Indicatively, the island was ranked as the 5th best relocation destination worldwide by the 2013 Knight Frank Global Lifestyle Review.

Besides its natural beauty, Cyprus offers a highly valued safe environment, with low stress levels and crime rates, ideal for a peaceful family life.

Acknowledging the island's safety and security standards, ValuePenguin has ranked Cyprus 5th worldwide and 1st among smaller Countries in its Safest Countries in the World study for 2015.

English is widely spoken on the island, while most people are bilingual. The country offers excellent multilingual educational institutions, where courses are taught in English, French, German, Russian, Italian, Armenian and other languages.

The island benefits from an advanced and modern infrastructure, that makes day-to-day life easy, cost-effective and efficient.



Nicosia

# Nicosia

Nicosia (Lefkosia) and its surrounding region combines the heartbeat of the island's commercial and businesses centre with a rich history, and rural surroundings where escape is possible in a naturally beautiful and green environment.

The capital itself is steeped in history and culture, with a charming old city surrounded by massive Venetian walls, and the island's largest concentration of museums, art galleries and religious and historical monuments, that all tell wonderful stories of the island through the ages.

Cosmopolitan, glamorous and bustling, the capital of Nicosia is uniquely comprised of an ancient, walled city and a

modern, fast-paced metropolis that is the epicentre of the island's business and commercial activity.

There is no end to the options that Nicosia provides, blending the current with the traditional. Its retail experience ranges from town centres and malls to traditional shopping quarters of winding streets. Its leisure and nightlife is a mixture of the popular and exclusive, with trendy bars that nestle amidst old, historically rich monuments.

A wealth of interesting galleries and museums mix with fun entertainment for all the family. And its selection of cuisine is equally as diverse as its overall character.

As you leave the city and enter the rural areas of the region, a different world unfolds; tranquil and picturesque, stretching across countryside and mountain villages, and offering further pursuits such as hiking and cycling in traditional surroundings.

The many layers of Nicosia's various attractions and features make it the island's capital in every sense.





# Luxury Specifications



AVANT-GARDE DESIGN



UNRIVALLED  
CONSTRUCTION QUALITY



'A' HIGHEST THERMAL  
EFFICIENCY RATING



FULL AIR-CONDITIONING  
INSTALLATION



UNDERFLOOR CENTRAL  
HEATING WITH HEAT-PUMP



PHOTOVOLTAIC SYSTEMS



OPEN-PLAN ITALIAN  
KITCHENS BY FABRICA



HARDWOOD PARQUET  
FLOORING



ELECTRICALLY OPERATED  
SHADING SYSTEMS



STATE-OF-THE-ART  
ELEVATORS



VIDEOPHONE ACCESS  
CONTROL



LANDSCAPING

CIRCE RESIDENCE





CIRCE RESIDENCE

**fabrica.** 





# Availability

LEVEL	RESIDENCE	BEDROOMS	BATHROOMS	INTERNAL AREA	COVERED VERANDA	COMMUNAL AREA	TOTAL COVERED AREA	UNCOVERED VERANDA	PARKING SPACES	PRICE €
0	001	3+1	4+1	180+58	35	13	286	80	2	SOLD
1	101	3+1	4+1	180+16	38	13	247	-	1	SOLD
1	102	2	2	85	18	7	110	-	1	AVAILABLE
1	103	2	2	85	18	7	110	-	1	SOLD
2	201	3+1	4+1	180+16	38	13	247	-	2	SOLD
2	202	2	2	85	18	7	110	-	1	SOLD
2	203	2	2	85	18	7	110	-	1	SOLD
3	301	3+1	4+1	200+16	42	18	276	200	2	SOLD





37 Archbishop Kyprianos Ave | Strovolos | 2059 | Cyprus | T+357 22447722 | [info@tsentas.com](mailto:info@tsentas.com) | [www.tsentas.com](http://www.tsentas.com)

Disclaimer: The information contained in this brochure is not intended to constitute part of an offer or contract. Any areas, measurements, or distances are approximate. All of the photography, stills and computer generated images are indicative and cannot be guaranteed to represent the completed property. Tsentas Developers Ltd reserve the right to change any information without prior notice. All rights reserved.