

ID:	<b>SB18</b>
Status:	<b>for sale</b>
Construction Stage:	<b>ready for use</b>
Commissioned to use:	<b>2008-04-15</b>
Town:	<b>Sunny Beach</b>
Name:	<b>ROYAL SUN</b>
Location:	<b>by the sea / South Coast</b>
Distance from the sea:	<b>300</b>
Distance from the airport:	<b>27 km</b>
Type of Real Estate:	<b>apartments</b>
Type:	<b>1, 2, 3</b>
Surface area from - to:	<b>37.60m2 - 120.62m2</b>
Total price from :	<b>39514 euro</b>
Price per m2 from:	<b>690 euro</b>
Furniture:	<b>included in the price</b>

### **Especially recommended for**

#### **Description**

A large and elegant apartment estate called the Royal Sun is located in the center of Sunny Beach. This holiday resort is a guarantee of perfect summer holidays. The standard of the buildings will satisfy the most demanding client. It is so large that despite of its location in the heart of Sunny Beach it is separated from the external world. Everything here is at hand - the restaurants, Aqua Park, commercial district and the sea. The airport in Bourgas is just 27 km away, the beach - 300 m. The complex consists of five 6-storey buildings with studio apartments, 2 and 3 room apartments. Each apartment will be fully furnished and equipped. The apartment owners will have access to a garden (over 10000 m2), 3 swimming pools for adults and children, hotel facilities, restaurant, bar, spa center, medical center, fitness center, guarded parking lot, 24 h reception, massage center, and shops. Each apartment will have internet access, television signal, hot plate, and hidden alarm buttons - the so called security buttons. The construction is completed and now developer offers guaranteed rental income - 8% per year.

#### **Attractions**

The attractions of the Sunny Beach are at hand. A large aqua park is just a couple of minutes away. Shopping precincts, bazaars, hundreds of music clubs, bars and restaurants with folk performances and live music, indoor and outdoor discos are all there. Do you want to take an exciting quad ride or horse ride in the mountains, or perhaps dive to see the shipwrecks? It is all there waiting for you. You can also take a boat to Nessebar - the port is just 400 m away from the complex. How about a trip to Istanbul? Not a problem - a hydrofoil boat will take you there and the cruise takes just a couple of hours. There are many attractions and nobody will be disappointed.

#### **Tourist Attractions**

#### **Features**

Why is it worth it?

- The estate is located in the center of Sunny Beach, the largest Bulgarian resort
- Great location: 27 km to the airport, 300 m to the beach, close to many restaurants, shops, etc.
- Relatively low price
- Full furnishing and equipment of apartments
- High quality materials

Possibility of crediting the estate

## Features

Fully furnished and equipped apartments  
Garden (10000 m2)  
3 swimming pools for adults and children  
Hotel facilities  
Restaurant  
Bar  
Spa center  
Beauty center  
Massage center  
Fitness center  
24 h reception  
Medical center  
Shops  
Internet, television, hidden alarm buttons - the so called security buttons

## Services

There is a possibility of renting the apartment. The building is managed by the administrator - it is kept clean. Nevertheless, our Company also takes care about the apartment. We provide the management, security services, lighting, electric and water safety, repairs, cleaning of common parts of the building, greens, cleaning of the apartment and bill payments. We also offer rental services.

Post-sale assistance

## Payment Regulations

Payment plan - negotiable. Deposit at reservation - 2000 EUR (note: possibility of free-of-charge reservation for 10 days), the remaining payments and deadlines - negotiable. The preferred payment plan is:

After entering the Agreement - I installment

3 months after signing the Agreement - II installment - 25% of the price

6 months after signing the Agreement - III installment - 25% of the price

After completion and signing the authenticated deed - IV installment - 25% of the price

Additional costs:

The price in the price list is final. Notarial charge (from about 3.5% to 4% of purchase value - depending on the option chosen

by the Investor).