

ID:	<b>SOF1</b>
Status:	<b>for sale</b>
Construction Stage:	<b>ready for use</b>
Commissioned to use:	<b>0000-00-00</b>
Town:	<b>Sofia</b>
Name:	<b>PLATINUM RESIDENCE II</b>
Location:	<b>In cities</b>
Distance from the airport:	<b>6 km</b>
Type of Real Estate:	<b>apartments</b>
Type:	<b>2, 3</b>
Surface area from - to:	<b>81.19m<sup>2</sup> - 167.20m<sup>2</sup></b>
Total price from :	<b>107000 euro</b>
Price per m <sup>2</sup> from:	<b>1180 euro</b>
Furniture:	<b>jako opcja dewelopera,jako usługa dodatkowa</b>

### **Especially recommended for**

#### **Description**

Ideally located on a hill overlooking the Vitosha Mountain on one side and the city of Sofia on the other, PLATINUM Residences II would be the choice of those who want to enjoy fresh air and quite surrounding and yet remain only 10-15 minutes by car from the city centre. All apartments are well designed and will be built with materials of the highest quality.

PLATINUM Residences II boards to the south with the area designated and housed by ambassadors and diplomats residing in Sofia. Naturally, the security and safety in the area is tightly kept and the infrastructure and sanitation is well preserved. The contemporary design of PLATINUM Residences II naturally blends with its surroundings. Taking advantage of the natural slope of the terrain, the terraced balconies have been designed providing our tenants with stunning view of the Vitosha Mountain and the city.

PLATINUM Residences II is located on Kiril Popov St, in close proximity to the Diplomatic Residences and within walking distance from Simeonovsko Chosse, a main boulevard connecting the Southern Boroughs of Sofia with the city centre. The business and administrative centre of Sofia is easily accessible within 10-15 minutes drive.

Sofia's Business Park is only 10 minutes away and the airport can be reached within 15 minutes.

#### **Attractions**

The huge redevelopment of the city is making Sofia one of the most attractive place to live and work in the region. Whilst Sofia will never rival Prague for its historical sites, there are numerous places of interest to visit including the Russian Church, Russian Church, Sofia Synagogue, galleries, museums and, Sofia's crowning glory, the impressive Alexander Nevski memorial church. You will also see set-piece public buildings along the tastefully cobbled streets and the pedestrianised Vitosha Boulevard attracts visitors for its stylish shops and the impressive views south towards Vitosha mountain.

In Spring and Summer you will see bars and cafes springing out onto the pavements and parks and visitors enjoy affordable quality dining and a thriving bar culture. The city is gaining a new more hedonistic edge as it grows and prospers. As the centre of the city is flat it can be covered on foot with ease.

Moving just 12km out of the city brings you to Vitosha Mountain which is perfect for outdoor pursuits. The city is only an hour away from the established mountain resort of Borovets and one and half hours from Bulgaria's second city of Plovdiv. Whilst there are many improvements still to come, a glimpse of its future status can be observed with its modern airport terminal, business parks and shopping centers. These are all strong pointers that this city will not remain the current property bargain destination for long.

Tourist Attractions

### Features

Why it is Worth it?

Attractive localization  
Near to the administrative centre of Sofia  
View of the Vitosha Mountain  
High quality

Features:

Shops  
Bar  
Restaurants  
Night clubs  
Underground parking  
Cafes  
Easy access to mountain, ski tracks and the airport

### Services

You don't have to worry also about the apartment maintenance during the year with our assistance! We offer the maintenance of the real estate, security services 24h a day all year long, lighting, electric energy and water security, repairs, cleaning of the apartment, shared parts and greens, paying the bills, etc... Additional income from rental - because we offer assistance at renting the apartment.

Post-sale assistance

### Payment Regulations

PAYMENT PLAN:

Reservation fee - 1000 Euros - holds the apartment for 7 / seven / working days.  
The reservation fee is not refundable. It will be deducted from the first installment/payment.  
80% -preliminary contract  
10% - Act 15  
10% - Act 16

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).

