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| ID:                            | <b>BN10</b>                                    |
| Status:                        | <b>for sale</b>                                |
| Construction Stage:            | <b>ready for use</b>                           |
| Commissioned to use:           | <b>2008-12-00</b>                              |
| Town:                          | <b>Bansko</b>                                  |
| Name:                          | <b>DETELINA RESIDENCE</b>                      |
| Location:                      | <b>The mountains</b>                           |
| Distance from the airport:     | <b>160 km</b>                                  |
| Type of Real Estate:           | <b>apartments</b>                              |
| Type:                          | <b>2</b>                                       |
| Surface area from - to:        | <b>67.16m<sup>2</sup> - 72.12m<sup>2</sup></b> |
| Total price from :             | <b>41637 euro</b>                              |
| Price per m <sup>2</sup> from: | <b>620 euro</b>                                |
| Furniture:                     | <b>included in the price</b>                   |

### **Especially recommended for**

#### **Description**

In the heart of Pirin Mountain there is a wonderful place with beauty which will take your breath away and powerful enough to carry all your troubles away. "Detelina Residence " complex is situated in the very heart of Bansko. It ensures the comfortable and enjoyable stay of the guests, besides the luxury rooms, have been built saunas and a steam-bath, a gym , as well as 1 restaurants , a night bar, an underground car park , and a ski locker for each apartment.

Further attractions are the location of the "Detelina Residence" complex, situated right next to the road which can take you straight to the gondola for a few minutes and at the same time far away from the noise, and the wonderful view of the mountain from all apartments. The building of the residential complex "Detelina Residence" has total apartments 107. The apartments will be sold FULLY FURNISHED.

#### **Attractions**

Summer Season - Summer Attractions. The summer season in Bansko offers all sorts of attractions, activities and trips, and that is why Bansko attracts so many tourists. There are seasons when the number of tourists both in the summer and winter is the same. The attractions include:

Hunting - Razlog - a visit in wilderness. You can become a real hunter. The Razlog area includes 3 different forest complexes of total area of 13700 ha, from 800 to 1800 above the sea level.

The park of dancing bears. The park is located 30 km from Bansko, it is surrounded by forests and natural springs. It is the home of wild brown bears. Each bear has its own territory with access to water and space for walking and climbing. The park is open from April to November. It is great for every generation.

Bansko architecture. Trips around the houses-museums. E.g. 'Neofit Rilsky', 'Nikola Vaptsarov' [the house of the famous Bulgarian poet], the house of Velyanov [Renaissance, with original fresco and beautiful wooden objects].

A picnic in the mountains - a trip with a picnic in the heart of the mountains. Beautiful views, magnificent nature.

Bicycle trips - for everybody. There are special routes, and you can rent a bicycle.

Horse riding - a visit in a horse riding school. Horse riding in beautiful surroundings.

Mountain hiking. There are many opportunities: the highest peak of Pirin Vihren Mountains, the Okoto Lake, Bezbog, Deminitza, the Vihren shelter. The hikes take from 2 to 6 hours. The price is about 35 EUR and includes transportation, picnic, and the mountain guide.

Extreme trips - Jeep Safari - cost about 60 EUR and include a trip to Monastyr or the park of dancing bears, and lunch. We recommend rafting along the Struma and Mesta rivers [the most beautiful Bulgarian rivers]. The price [about 60 EUR] includes the equipment, instructor's assistance and lunch. Mountaineering costs about 30 EUR and includes the equipment,

picnic and instructor's assistance.

The Winter Season - The Winter Attractions. Millions of EURO were invested in new ski runs and facilities in Bansko. The works were conducted by Yulen Company, which has all the necessary licenses for running and managing ski centers. The snow falls in Bansko are huge and the skiing season is the longest in Bulgaria - from December 15 to May 15. Bansko experiences a boom in investments - new luxurious hotels, resorts and apartments are built here. There is a 7 km long cable railway [2400 persons per hour], a skiing equipment rental shop with 1200 skis, new chairlifts [15 km line], 50 km of ski runs, a restaurant on the Bunderishka clearing [for 1200 people], skiing schools, skiing schools for children, biathlon. There are 10 machines for leveling the snow, 26 machines for blowing artificial snow to 12 km of runs. The ski areas are located 1100 - 2550 m above the sea level. The lifts include 1 cable railway, 5 chairlifts and 9 ski tows.

Tourist Attractions

### Features

Why it is Worth it?

- High standard
- Just by the gondola station
- By the feet of th Pirin Mountain
- Luxury apartments
- Fully furnished

Features:

- 107 luxury apartments
- Saun
- Steam bath
- Fitness Center
- Restaurant
- Night club
- Underground car space
- Ski-lockers
- Ekonomic radiators
- Internet
- Phone
- Furniture as an developer option

### 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**

Main Payment scheme:

30% - at signing the preliminary contract

70% - completion (usage permit - transferring the properties)

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).