

ID:	<b>CH1</b>
Status:	<b>for sale</b>
Construction Stage:	<b>ready for use</b>
Commissioned to use:	<b>2009-01-00</b>
Town:	
Name:	<b>Marina Hill</b>
Location:	<b>by the sea / South Coast</b>
Distance from the sea:	<b>300</b>
Distance from the airport:	<b>25 km</b>
Type of Real Estate:	<b>apartments</b>
Type:	<b>1, 2</b>
Surface area from - to:	<b>43.59m2 - 94.33m2</b>
Total price from :	<b>43600 euro</b>
Price per m2 from:	<b>1000 euro</b>
Furniture:	<b>additional service</b>

### **Especially recommended for**

#### **Description**

Marina Hill residential Building is located in the heart of the beautiful and calm fishing village of Chernomorets. It is 9 km away from the antique Sozopol and only 27 km away from Bourgas International Airport. Next to the four wonderful beaches on the Chernomorets seaside.

The building is a five-storey monolithic construction with nice architectural design and convenient underground parking lot. When designing Marina Hill's appearance, the surrounding nature was taken into consideration. Stone, white plaster on the building walls, the traditional for the region wood coat on the facade and roofs with red tiles perfectly re-create the romantic Bulgarian architecture of the 19th century. High quality construction materials used and extremely precise technical performance. Pleasant and spacious inner yard with a garden, where one is able to completely get lost in the paradise of the fishermen's village.

#### **Attractions**

Chernomorets is a little quiet Black Sea resort, beautifully situated at the Bulgarian southern seaside. It is artistically spotted on the lovely peninsula, in the bay of Bourgas.

The town is located just 23 km south from Bourgas, and 8 km away from the famous ancient old town of Sozopol and Duni resort. It has rich history, dating back to ancient times, when Chernomorets used to be called St. Nicola. The beaches are well hidden from the wind between rocky ravine, overgrown with nice bushes and young trees. All of the beaches are suitable for bathing, sun- bathing, and offer a lot of fun and entertainment.

The sea resort has four nice sandy beaches, each of them charming and specific for its own characteristics. If you want to escape from the crowded beaches, you will be definitely satisfied with the clean and peaceful beaches of Chernomorets. If you are the adventurous type of person, you will not be disappointed either, because Chernomorets is the perfect place for surfing and other water sports. The unique King's Beach, which spreads out to the south is suitable for water- skiing, fishing, water-jumping, sea trips, and even nudism. From May till September the average temperature of the water is about 22 degrees

Celsius, which makes it good for bathing until late October. At the same time the summer heat is easily endured, because of the fresh sea breeze.

Chernomorets offers plenty of places for accommodation and entertainment- modern houses and villa sites, small hotels, cozy cafes and restaurants for your perfect holiday. Most of the restaurants are situated at the sea coast and have romantic panoramic view, revealing the last sun- rays, gently caressing the rocks. Other good restaurants and cafes that deserve special attention are those, located on the Trades' Street. The street is checkered with traditional taverns, bringing special atmosphere to the town. The local restaurants offer a variety of show- programs, selected drinks, and delicious meals, prepared by real master chefs.

#### Tourist Attractions

#### Features

Why it is Worth it?

- Unique architectural style
- The beach-front resort
- A perfect place for the whole family
- Low maintenance

#### Features:

- Large swimming pool
- Restaurant
- Bar
- Shops
- Parking
- Cafe
- Cable television and Internet
- Watersports

#### Services

Maintenance: 5 EUR per sq. m.

You do not have to worry 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**

Deposit: 2000 euro

40% - upon signing the preliminary contract

40% - no later than 15.12.2008

20% - 15.04.2009

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).