

ID:	<b>SW17</b>
Status:	
Construction Stage:	<b>ready for use</b>
Commissioned to use:	<b>2009-06-00</b>
Town:	<b>St. Vlas</b>
Name:	<b>Siana 3</b>
Location:	<b>by the sea / South Coast</b>
Distance from the sea:	<b>270</b>
Distance from the airport:	<b>34 km</b>
Type of Real Estate:	<b>apartments</b>
Type:	<b>2</b>
Surface area from - to:	<b>107.86m2 - 107.86m2</b>
Total price from :	<b>129832 euro</b>
Price per m2 from:	<b>1203 euro</b>
Furniture:	<b>additional service</b>

### **Especially recommended for**

#### **Description**

Complex Siana 3 is the third newest part of Siana Project, located in the eastern part of Saint Vlas, some 200 m. from the sea. Siana 3 is in close proximity to the other two complexes. Architecturally, the complex blends in with the entire project and is built very well in an esthetic, artistic and functional aspect. It comprises three five-storey buildings housing a total 95 apartments - single -room (with one bedroom) and double - room (with two bedrooms) ones and studio flats. The apartments range between 35 sq.m. to 150 sq.m., with

a maximum easterly aspect overlooking the sea and the yacht pier. There are two swimming pools and a park area in the complex. The owners and guests of Siana 3 can avail themselves of all leisure facilities on the premises of the complex - an English restaurant with 140 seats, shops, a sauna, a solarium, a gym, a beautician's and a hairdresser's.

The entire complex is secured and fenced off, including the park area and the swimming pools to ensure that families with children will have peace and quiet and thoroughly enjoy their holiday. The complex has a free car park for its guests and 24-hour security system.

#### **Attractions**

The location of the apartment building in Sveti Vlas guarantees peace and intercourse with nature, and all the attractions of tourist day and night life. The building is located on a hill slope but the center of Sunny Beach is just a couple of kilometers away. There are aqua parks, music clubs, bars, restaurants offering folk performances and live music, indoor and beach discos, casinos etc. Do you want to ride quads in the wilderness or horse ride in the mountains, or perhaps dive in search of sunken shipwrecks? This place offers it all. Those who love history and culture will not be disappointed - the ancient city of Nessebar is on the other side of the bay. Or perhaps you want to go to Istanbul? It is not a problem - the hydrofoil boat will take you there. There are many attractions and nobody will be disappointed. A small holiday train will take you just about everywhere.

#### Tourist Attractions

## **Features**

Why it is Worth it?

Cozy atmosphere  
Great Location with fantastic Sea views  
Attractive prices

Features:

Private Pool  
Restaurant with sea view  
Bar with sea view  
24 hour Security  
Solarium and beautician  
hairdresser  
Shop  
Sauna & Fitness-GYM-Studio  
Open Parking Lot  
Assistance in Furnishing your apartment  
ATM Cash Machine

## **Services**

Maintenance: 6 (+ VAT) 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**

Payment plan:

Deposit: 1000 euro

- 50% of the price within 14 days after the signing of the Preliminary contract
- 20% of the price when the water and the electric installations are made
- 20 % of the price at the signing of Act.15
- 10% of the price at the signing of 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).