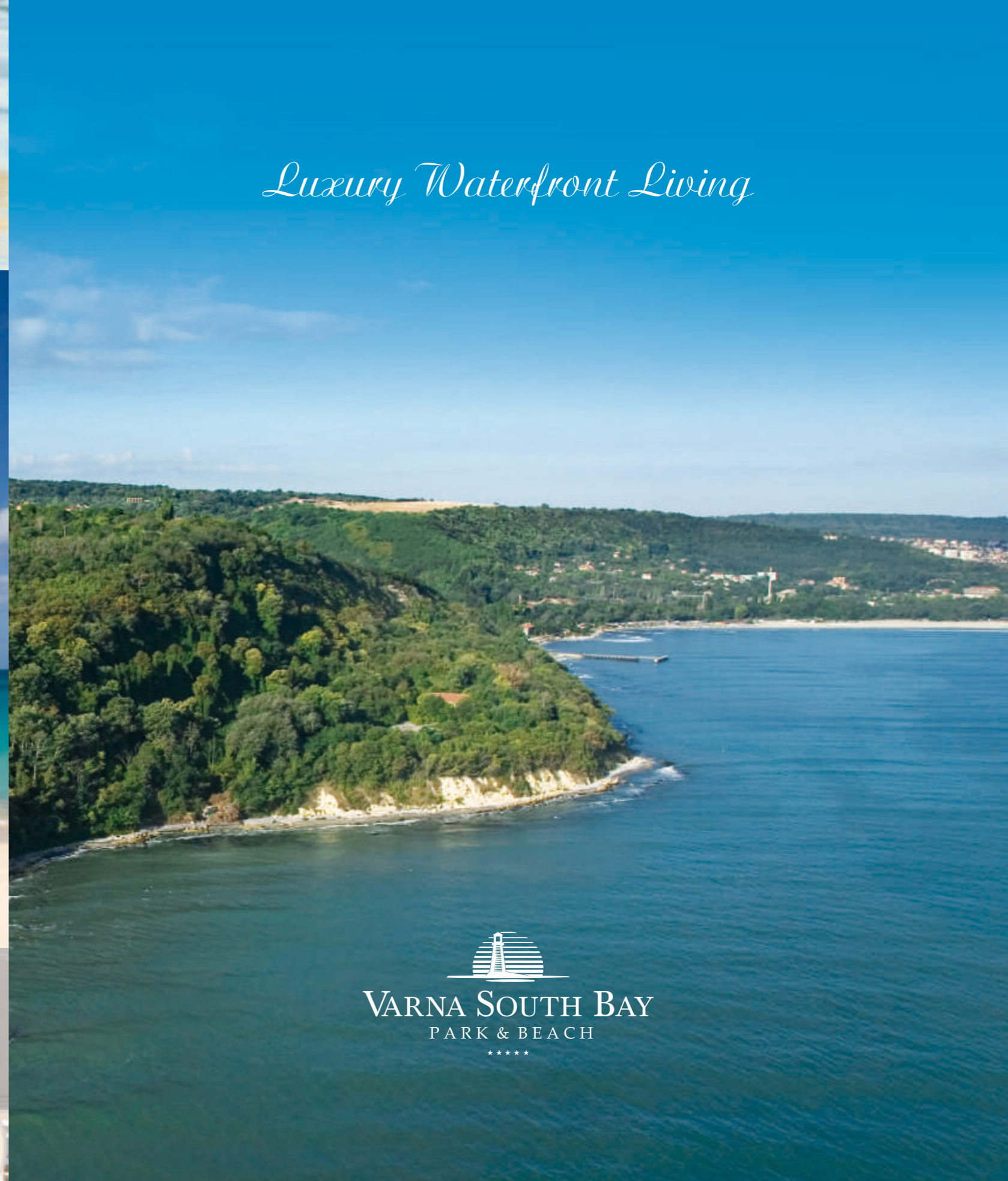
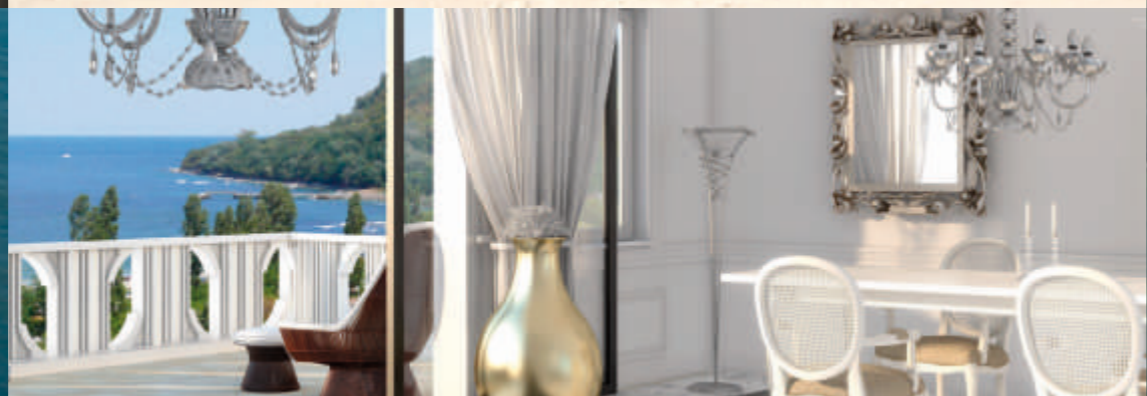




Luxury Waterfront Living



Все изображения и фотографии в данной брошюре приведены с иллюстративной целью.
Они не изображают реального продукта, который еще находится на этапе строительства. Масштабы приведены не точные, их цель только показать соотношение будущих объектов.



Welcome

This is Bulgaria

Welcome to Bulgaria and the Varna South Bay Park & Beach, the most exciting modern beachfront luxury project yet on the Bulgarian Black Sea Coast.

Bulgaria is a fascinating destination for both summer and winter tourism. It is a magnificent country with a rich and vibrant culture, offering a spectacular backdrop of mountains, dense forests, lush valleys and glorious sandy beaches that rivals anything that the Mediterranean can offer.

The country is situated in south-eastern Europe on the Balkan Peninsula and

is bordering, clockwise from the south, Turkey, Greece, Macedonia, Serbia, Romania and to the east the country's natural border is the Black Sea. Top quality resort schemes are underway along the Black Sea Coast where you find a unique combination of glorious climate, low expense and, pure and simple, an extremely pleasant place to be.

For anyone looking for skiing, sunshine and buying the perfect holiday home investment, Bulgaria is the place to start. As one of the first European countries ever to be recognized (681) this is a place with a big history and a bright future in front of it.

And this is where you find Varna and the Varna South Bay Park & Beach.

Varna

Varna is situated on the Bulgarian Black Sea coast line and has for decades rightfully been the most popular, the most preferred and the most visited Bulgarian destination. It is the most sought after tourist destination in Bulgaria and is growing rapidly in popularity with tourists from all over Europe. It is a beautiful city with a peculiar seaside charm in classic and modern surroundings that mingle and coexist throughout the city.

Varna, with population of 450,000, is the second largest city in the Republic of Bulgaria after Sofia. It is the capital of Varna province and a very important tourism area offering marvelous conditions for sea tourism, a rich cultural heritage and an incredible nature and scenery.



"The Best city for living in Bulgaria"

"Dark News" & "24 Hours" Research

Location

The Varna South Bay Beach Resort is easy accessible by road and less than 20 minutes from Varna International Airport. It will be constructed on a slightly elevated area overlooking the beach with serene sea view from the resort and the majority of the apartments. A ferry shuttle service will connect Varna South Bay to the city centre (less than a kilometre as the crow flies).

The Bulgarian property market and the Black Sea Coast are maturing with new developments coming onto the market at a level of quality and design not previously seen in the country. The EU membership in 2007 has provided for increased confidence for overseas buyers and more sophisticated areas along the coast line is discreetly developing. Other than the Varna South Bay Park & Beach there are ongoing and planned developments in the area south of Varna city which will be an added attraction of the location.



The Trendy Side of Town



Relax

Bulgaria is second only to Iceland in thermal springs. Spa and wellness tourism combined with golf is at the top of the country's official tourism agenda.

The healing properties of the hot mineral springs have been known and exploited since Roman times and modern Bulgaria is a top destination for health tourism.

Varna South Bay Park & Beach will feature a modern professionally designed spa and fitness centre.



Body and Soul



Leisure

The Mediterranean climate makes the region perfect for golf and other outdoor leisure activities. Driving range and mini-golf courses are under construction within walking distance of the Varna South Bay residence building and expert players can enjoy world class golf facilities at locations around the greater Varna area, including a planned 18 hole golf course in the near vicinity of the complex.

All kinds of water sports activities – fishing, waterskiing, scuba diving, windsurfing - can of course be enjoyed along the coastal areas.



Sport & Relax





Varna South Bay Park & Beach

The majestic building complex is located right on the beach south of the City of Varna offering expansive sea views in truly unique and private settings. Varna South Bay Park & Beach will have all the amenities to be expected from a 5 star project and will be equipped with fitness centre, shopping areas, restaurants and, of course, underground parking.

The project is divided into 150 apartments ranging in sizes from 60 sq. meters to 300 sq. meter penthouses with a total residential area of 15,000 sq m and 1,100 sq m allocated for commercials.



*Superior
building quality*

Five star luxury at affordable prices in a region with vast potential is what Varna South Bay Park & Beach is all about.

It is one of the first of a new generation of developments in Bulgaria which in terms of building quality and design is on a par with any of the world-class developments built in more established overseas locations. The majestic buildings will be constructed according to highest European building standards in superior and durable materials. All apartments have terraces and the majority have unimpeded sea view and penthouse terraces are fitted with built-in jacuzzi.



VARNA SOUTH BAY
PARK & BEACH

Luxury Waterfront Living

The resort will be equipped with, fitness centre, shopping areas and restaurants. All set in picturesque location in front of the mile long sandy white beach, combining cutting edge architecture with all the facilities needed to create the perfect holiday location.



VARNA SOUTH BAY
PARK & BEACH

Prize-winning architecture

The Varna South Bay Beach Resort is one of the most exciting new high-end building projects to arrive on the Black Sea Coast in recent years. The architectural designs, the works of a prize winning architect, will be executed in superior building materials by a construction group with a stellar reputation and impeccable building record.

Top quality resort schemes are underway along the Black Sea Coast attracted by the unique combination of glorious climate, low expense and, pure and simple, an extremely pleasant place to be. A universally known designer consortium recently labelled the Black Sea Coast as "Probably the most exciting property frontier in the World today".





VARNA SOUTH BAY
PARK & BEACH

The Varna South Bay Beach Resort is easy accessible by road, 5 kilometres from Varna City and less than 20 minutes from Varna International Airport. A ferry shuttle service will connect Varna South Bay to the city centre (less than a kilometre as the crow flies)

For more information about Varna South Bay Park & Beach, please visit the project site on the Internet on www.varnasouthbay.com

For all sales enquiries, please contact the agent with exclusive selling rights in your area.

About Varna South Bay

- ★ 5 star residential luxury complex
- ★ 20 000 square meter total build up area
- ★ 150 one-, two- and three bedroom condominiums and duplex penthouses
- ★ Terraces on all units, sea view from 80%
- ★ 1,100 square meter commercial areas - restaurants, shopping areas
- ★ Fitness centre





New Asparuhovo park general plan

- 1. Information center
- 2. Seafood restaurant
- 3. Fishing village
- 4. New Port

- Major parkways
- Bicycle lane
- Central roads



- Park&Beach
- Beach Residence
- Seaside Residence



Entertainment facilities



New Port