

THE CENTRAL RESIDENCES



ROCKLAND
CYPRUS



IDEALLY LOCATED



The Group now enters the real-estate sector in both Cyprus and Greece as Rockland Cyprus and Rockland Greece Development.

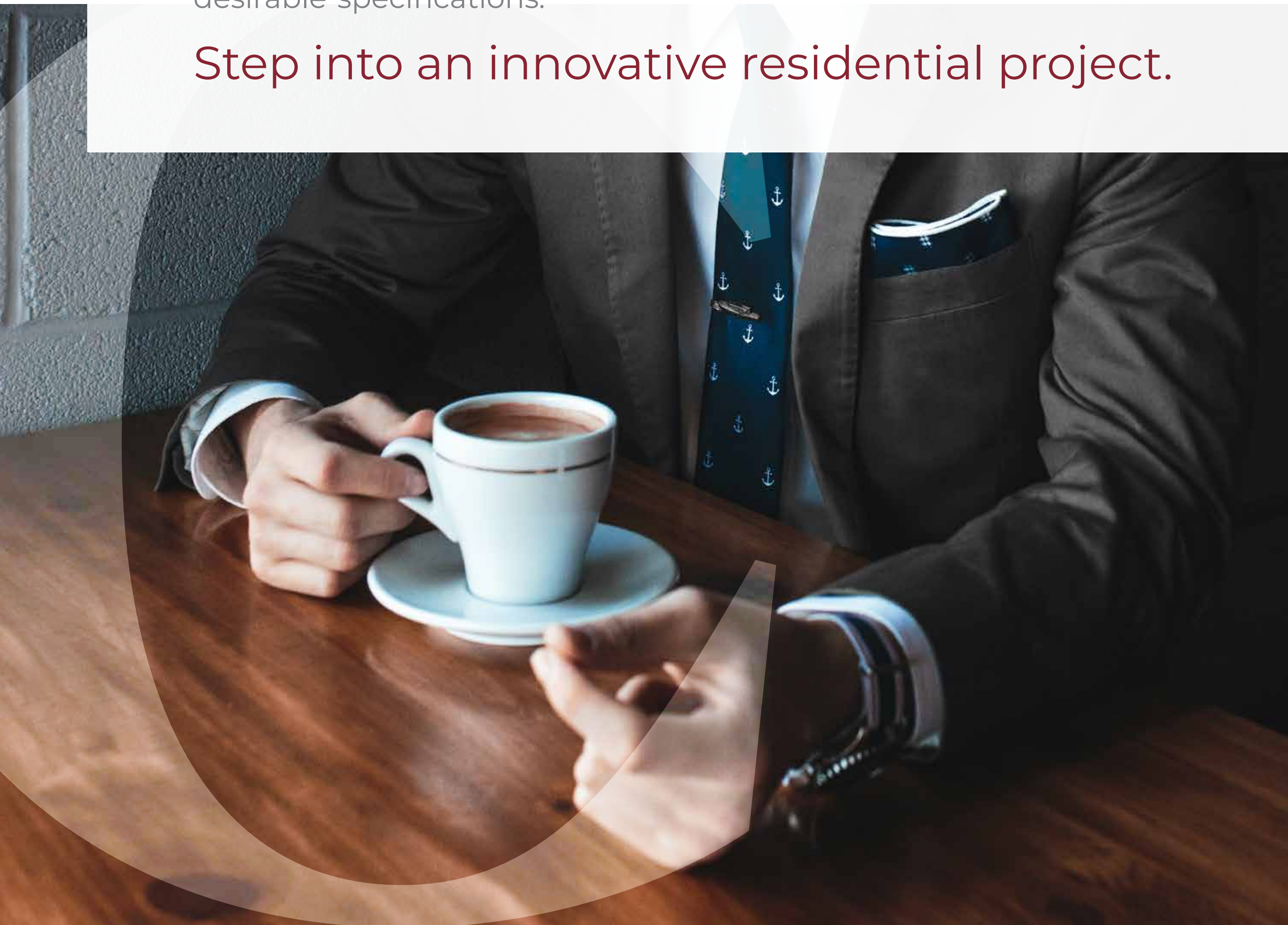


About Us

With a global presence for the past 40 years, Rockland Group is renowned for delivering superior development projects and propelling the real estate markets to reach and exceed their full potential. Having a passion for transforming and evolving property markets and a solid dedication to offering the highest possible standards, The Group now enters the real-estate sector in both Cyprus and Greece as Rockland Cyprus and Rockland Greece Development. Today, the company aims on redefining residential and commercial development by locating and utilising the absolute best sites in both countries and continuing to create game-changing projects for potential clients and investors.

Placed on a central portion of Kennedy Avenue in the heart of Nicosia and expanding throughout the plot, The Central comes to redefine the meaning of luxury living in Cyprus' capital. A highly sought-after project combining the needs of those seeking a profitable investment or young professionals looking to satisfy their needs; premium position and carefree living. Two separate buildings feature with wooden panelling finishing off the asymmetrical facade, the modern feel and automated high-quality interiors. The whole project is comprised of one penthouse with a roof garden and pool, 11 two-bedroom and 10 one-bedroom flats. The project includes a communal gym, basement covered parking, underfloor heating, Italian kitchens and other highly-desirable specifications.

Step into an innovative residential project.

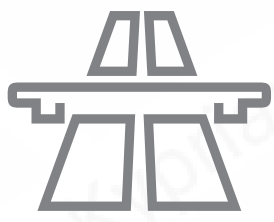


SUCCESS

Location

The Central spans across two of Kennedy Avenue's side roads. The whole project, is designed to accommodate the needs of the modern individual; prime location, proximity to the city centre where most businesses are found and a swift walk from supermarkets, restaurants and bars alike.

Amenities Near Property



Highway
2 minutes



Shopping Mall
5 minutes



Hospital
7 minutes



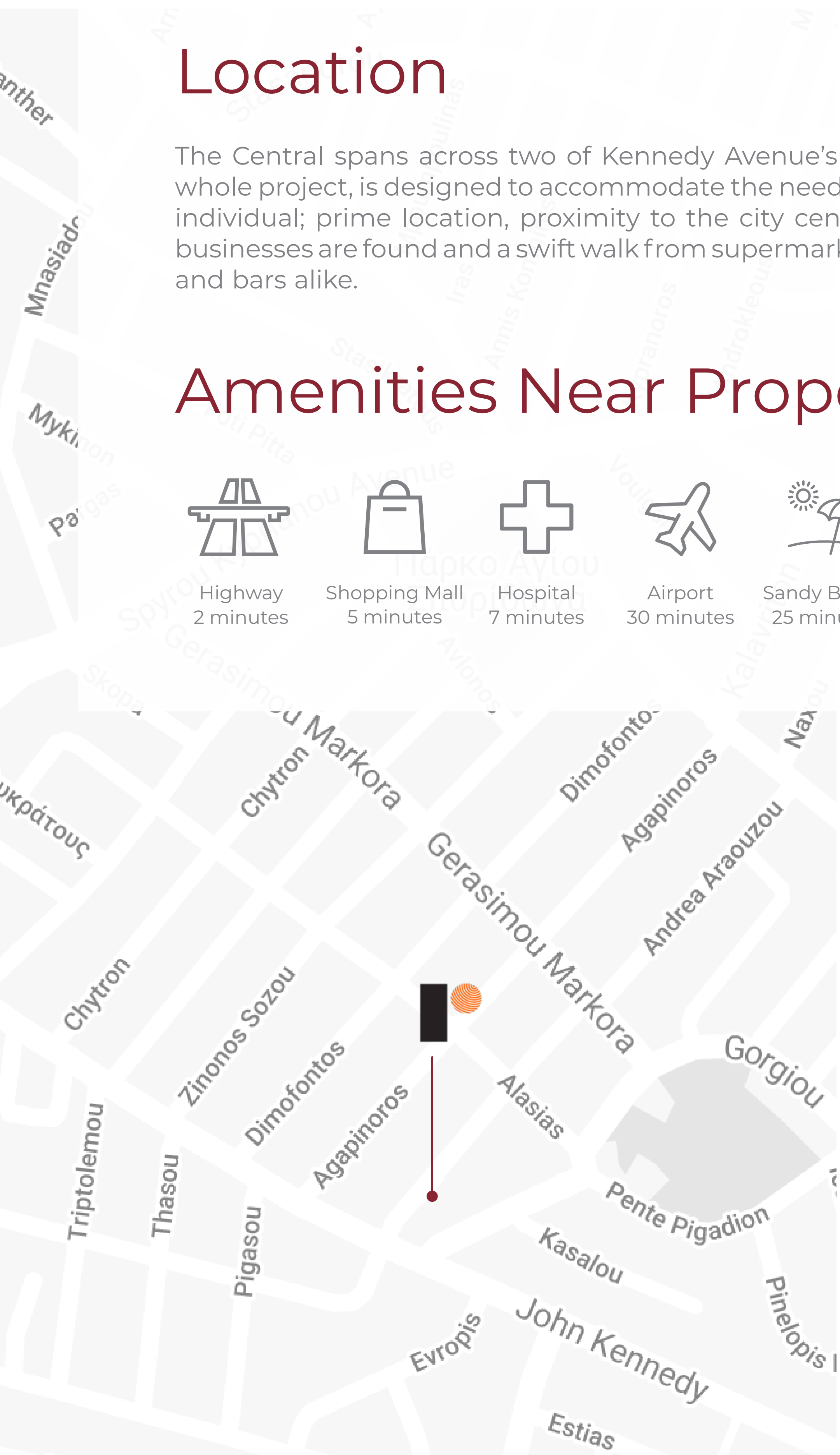
Airport
30 minutes



Sandy Beach
25 minutes



City Center
1 minute





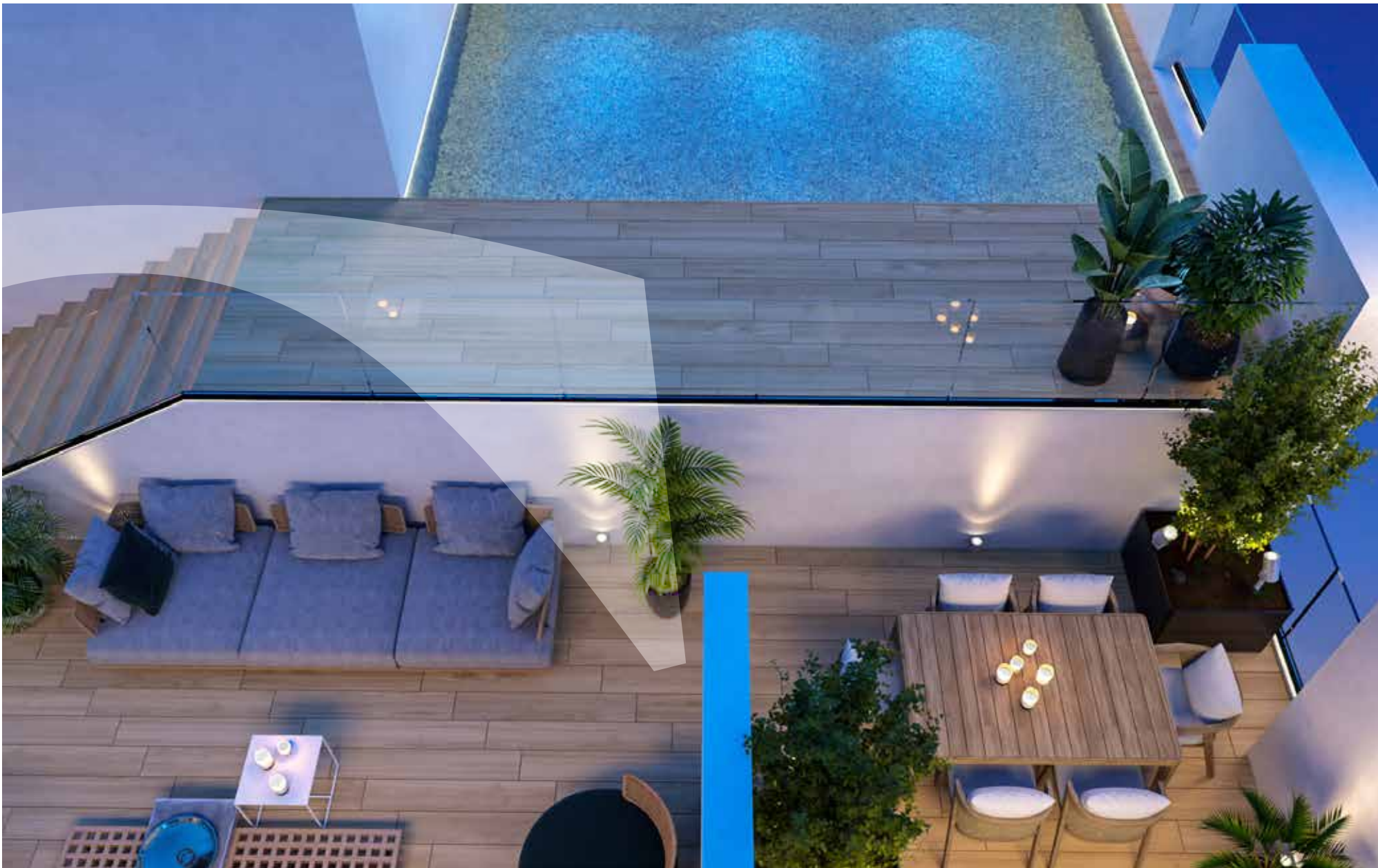
BALANCE BETWEEN
OPENNESS AND INTIMACY



IMMERSE YOURSELF
IN LUXURY



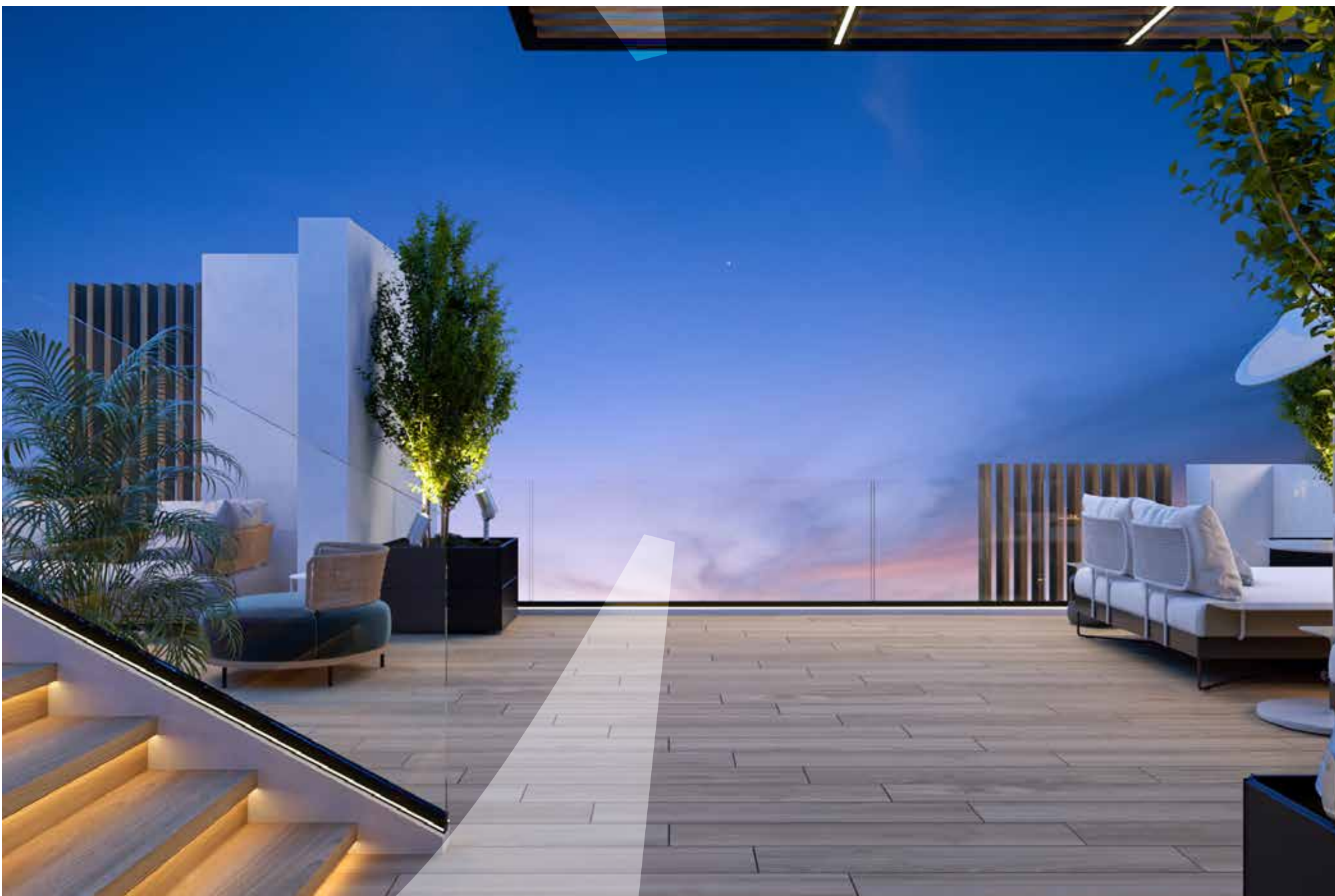
HIGH END LIVING,
PRIME LOCATION



ELEGANT DESIGN,
CAREFREE LIVING



COMMAND THE HORIZON



IDEALLY LOCATED



Floorplans Type 01 - 54 SQM



Floorplans Type 02 - 50 SQM



Floorplans Type 03 - 85 SQM



Floorplans Type 04 - 126 SQM

This gated project features 11 two-bedroom and 10 one-bedroom flats along with a 3-bedroom penthouse with an expansive rooftop equipped with a pool.

The two buildings unite in the basement where the parking is found along with a communal gym.

Technical Specifications

- Gated residence
- CCTV in all common areas
- Covered parking
- Italian kitchen & wardrobes
- Italian tiles & sanitary ware
- Fully automated systems
- Underfloor heating
- Swimming pools
- Fully Equipped Air Conditioning
- Energy Efficiency A

Description

Floor	Flat no.	Flat area	Cov. Terrace	No. of beds	Parking spaces	Storage in m2
1 st Floor	101	85 sqm	17 sqm	2	1	4 sqm
	102	50 sqm	11 sqm	1	1	3 sqm
	103	54 sqm	11 sqm	1	1	3 sqm
2 nd Floor	201	85 sqm	17 sqm	2	1	4 sqm
	202	50 sqm	11 sqm	1	1	3 sqm
	203	54 sqm	11 sqm	1	1	3 sqm
3 rd Floor	301	85 sqm	17 sqm	2	1	4 sqm
	302	50 sqm	11 sqm	1	1	3 sqm
	303	54 sqm	11 sqm	1	1	3 sqm
4 th Floor	401	126 sqm	25 sqm (50sqm roof)	3	2	4 sqm





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