



MAGNOLIA RESIDENCE / MAGNOLIA RESIDENCE



<b>Price:</b>	On request	<b>Area:</b>	33-61 m <sup>2</sup>
<b>ID:</b>	479	<b>Floors:</b>	6
<b>Section:</b>	Sale	<b>To sea:</b>	0.6 km
<b>Property type:</b>	Residential complexes	<b>Status:</b>	From developer
<b>Location:</b>	Sunny Beach	<b>Readiness:</b>	AKT16

**Features:**

- ✓ Playground
- ✓ Gated complex
- ✓ Elevator
- ✓ Parking
- ✓ Swimming pool

**Description:**

The complex "**MAGNOLIA RESIDENCE**" is located in the central part of the resort complex "Sunny Beach" in 650m from the beach.

. The building is designed for seasonal use, as well as for year-round residence. The living space is compactly separated.

The complex consists of 52 flats, of which the predominant type is studios.

In order to maximize the range of apartments the complex has also designed 6 one-bedroom apartments with compact distribution of rooms.

Each apartment consists of 1 bedroom, a day room /living room/ with a kitchenette, a hallway, a bathroom with a bath. All the apartments and studios have their own terraces. The building has a lift.

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The building will be in classic style with effective accents of Mediterranean themes which make the architectural look of the building stylish and refreshing. The building has no basement and consists of 5 floors. Entrance to the building will be through a controlled entrance with a guardroom provided.

**Technical parameters**

Land size 1,006 m<sup>2</sup>

Built-up area 339 m<sup>2</sup>

Deployed built-up area 2,011 m<sup>2</sup>

The yard will be maximally landscaped. There will be an outdoor pool combined with a children's pool as well as



**PROPERTY IN BULGARIA FROM THE DEVELOPER  
AND RESALE PROPERTY**

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a bar. By the pool there will be a designed seating area with sun loungers and parasols

There is also a parking area for 25 cars.

Installation of wiring for cable TV, Internet Installation of air conditioner type 'split' - 1 pc. For each apartment  
Installation of the second air conditioner - extra charge

**Annual Maintenance Fee: 10 EURO/sq.m excluding VAT from the flat area, all included in the common parts.**



**Photos:**



