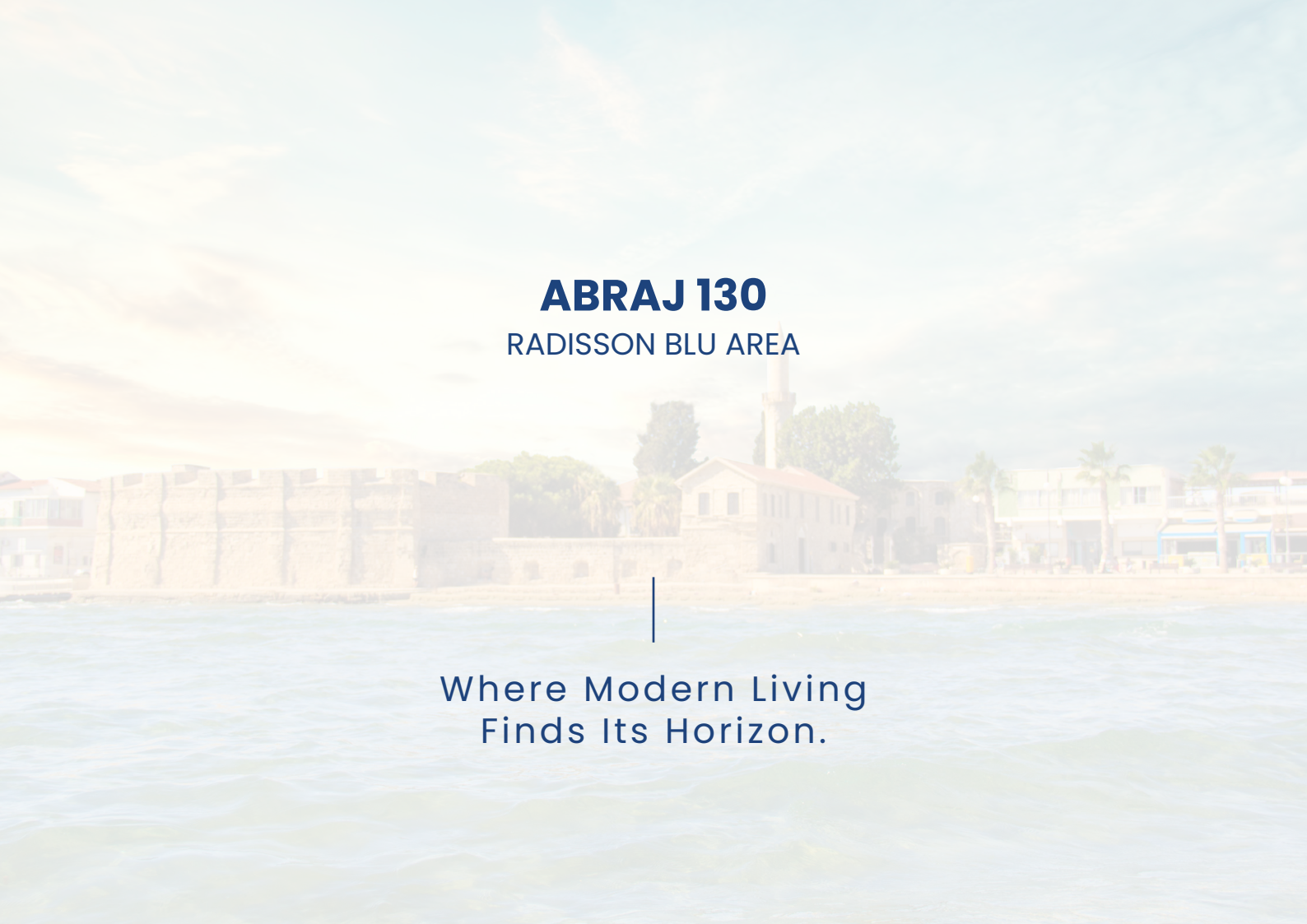


BROCHURE

ABRAJ 130

RADISSON BLU AREA



The background image shows a coastal town at dusk or dawn. A prominent stone wall, likely a fortification, runs along the waterfront. Behind the wall, there are several buildings, including a mosque with a tall minaret. The sky is filled with soft, colorful clouds in shades of orange, yellow, and blue. The water in the foreground is calm with gentle ripples.

ABRAJ 130

RADISSON BLU AREA

|

Where Modern Living
Finds Its Horizon.





HARMONY OF ELEGANCE AND COASTAL EASE

Just 200 meters from the Radisson Blu Hotel and only 300 meters from the beach, Abraj 130 places you at the intersection of city vibrancy and coastal calm. Designed as a contemporary residential landmark, it offers refined comfort and timeless style in one of Larnaca's most desirable locations. Here, modern living unfolds with ease — close to the energy of the city, yet always within reach of the serene coastline.

LIVING BETWEEN THE CITY & THE SEA

Just moments from the Radisson Blu district, the beach, and Larnaca's vibrant city center, Abraj 130 places you exactly where life flows with ease. From seaside strolls and nearby cafés to business hubs and cultural landmarks, every essential is within reach. Perfectly positioned for both refined living and promising investment, Abraj 130 brings together the best of city energy and coastal serenity.





ABOUT ABRAJ 130

Comprising just 13 exclusive residences, Abraj 130 offers a carefully curated selection of 1- and 2-bedroom apartments. Each home is thoughtfully designed to maximize natural light and space, with premium materials and refined finishes that balance functionality and modern elegance. Limited in number yet rich in detail, these residences embody a lifestyle of comfort and distinction.



13 apartments



Smart layouts with
open living spaces.

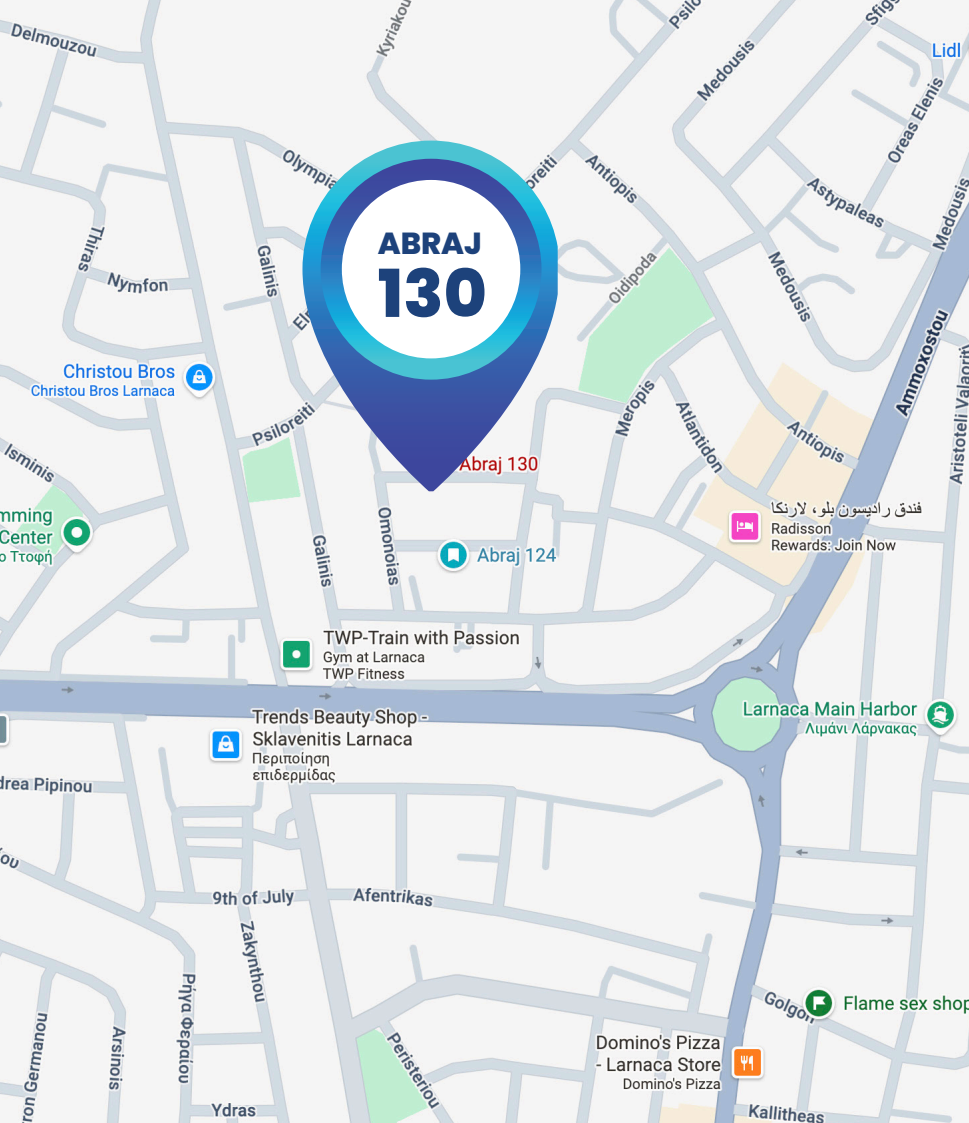


Proximity to key city
landmarks and the
coastline.



Excellent rental and
resale potential.





A LOCATION BEYOND COMPARE



Just 300 meters from
the beach.



Only 200 meters from
the Radisson Blu Hotel.



Walking distance
to Larnaca's vibrant
city center.



Minutes from
cafés, restaurants,
supermarkets,
services and schools.



Easy access to the
new Larnaca Marina
development
and the airport.



BE PART OF THE NEW MARINA LIFE

Only a few meters away from six modern towers with swimming pools, shops, and restaurants, this spot is right in the middle of a growing and exciting new area. The new marina is coming to life, and it's quickly turning into a great place to live, relax, and enjoy. Now is the perfect time to be part of this new and vibrant community.



WHERE THE FUTURE MEETS CONVENIENCE

Situated next to the landmark Land of Tomorrow development and directly facing Larnaca's new marina project. Within walking distance to supermarkets and coffee shops for your everyday convenience.

A SMART MOVE FORWARD

Whether you're searching for your new home or looking for a high-return property investment, Abraj 129 is a promising opportunity. The location, functionality, and design all work together to deliver a lifestyle that's practical, modern, and future-ready.



An architectural rendering of a modern, multi-story residential or commercial building. The building features a prominent cantilevered upper section with a glass and wood-clad facade. The ground floor has large glass windows and a central entrance. The building is surrounded by lush greenery and trees. The sky is a clear, light blue. The overall style is contemporary and minimalist.

PERSPECTIVES

ABRAJ 130



REFINED
LIVING

ABRAJ 130

PRIVATE ROOFTOP TERRACES







ABRAJ 130

**ELEGANT
ENTRANCE**

A modern, multi-story building with a white facade and dark grey accents. The building features several balconies with glass railings and integrated linear lighting. The balconies are adorned with lush green plants and flowers. The building is set against a clear blue sky, with some trees visible in the foreground and background. The overall design is clean and contemporary.

**PREMIUM
HPL CEILINGS**

SIDE VIEW







A modern, multi-story building with a white facade and large glass windows and balconies. The building is illuminated from within, showing warm interior lights and balconies with outdoor furniture. The balconies have glass railings and some have potted plants. The building is surrounded by lush green trees and landscaping. The sky is a deep blue, indicating dusk or night. The overall aesthetic is contemporary and sophisticated.

NIGHT VIEW

ABRAJ 130



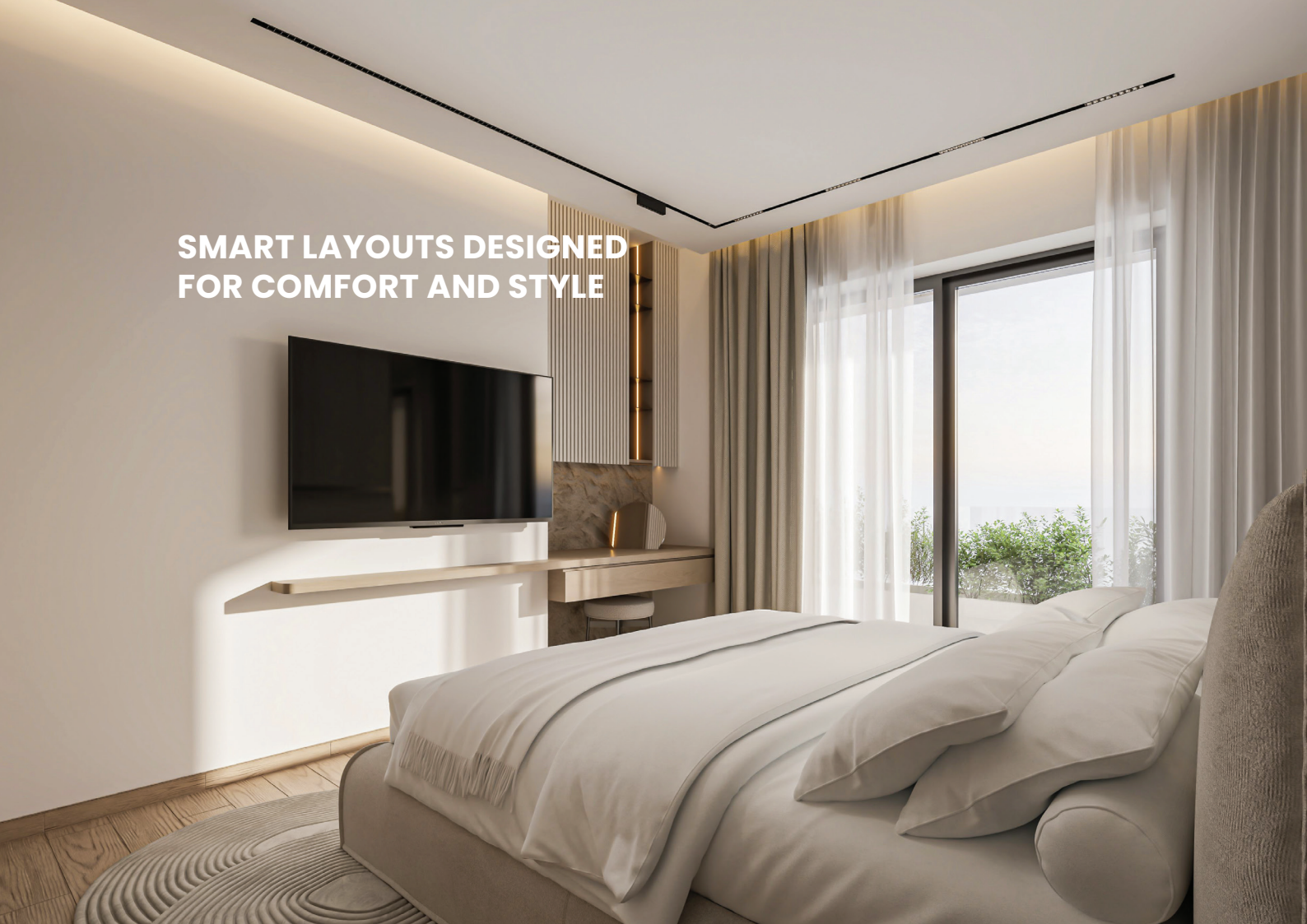
TOP VIEW





**HIGH-GRADE
FINISHES**

**SMART LAYOUTS DESIGNED
FOR COMFORT AND STYLE**





**FUNCTIONALITY
WITH ELEGANCE**

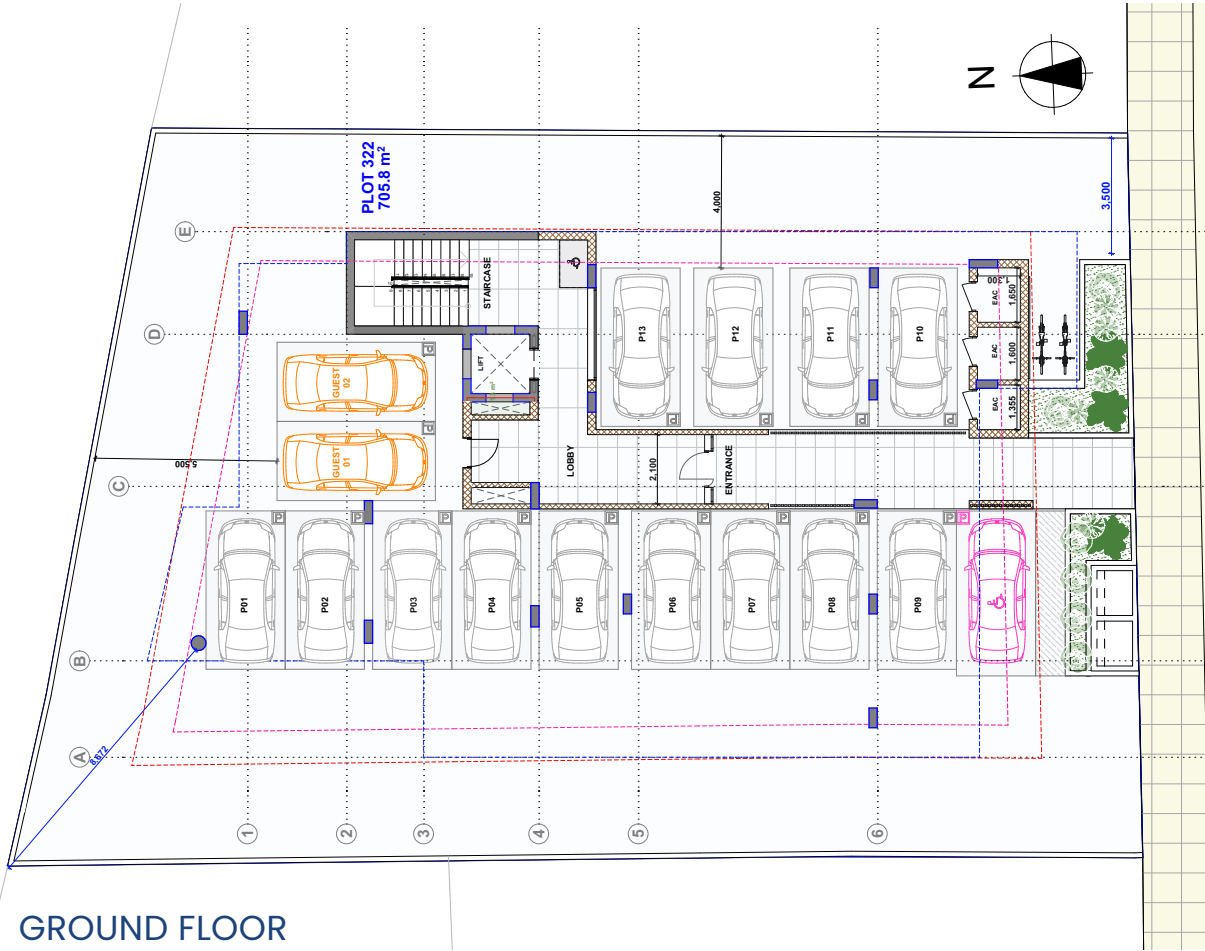


**QUALITY MATERIALS
CRAFTED INTO
REFINED LUXURY**

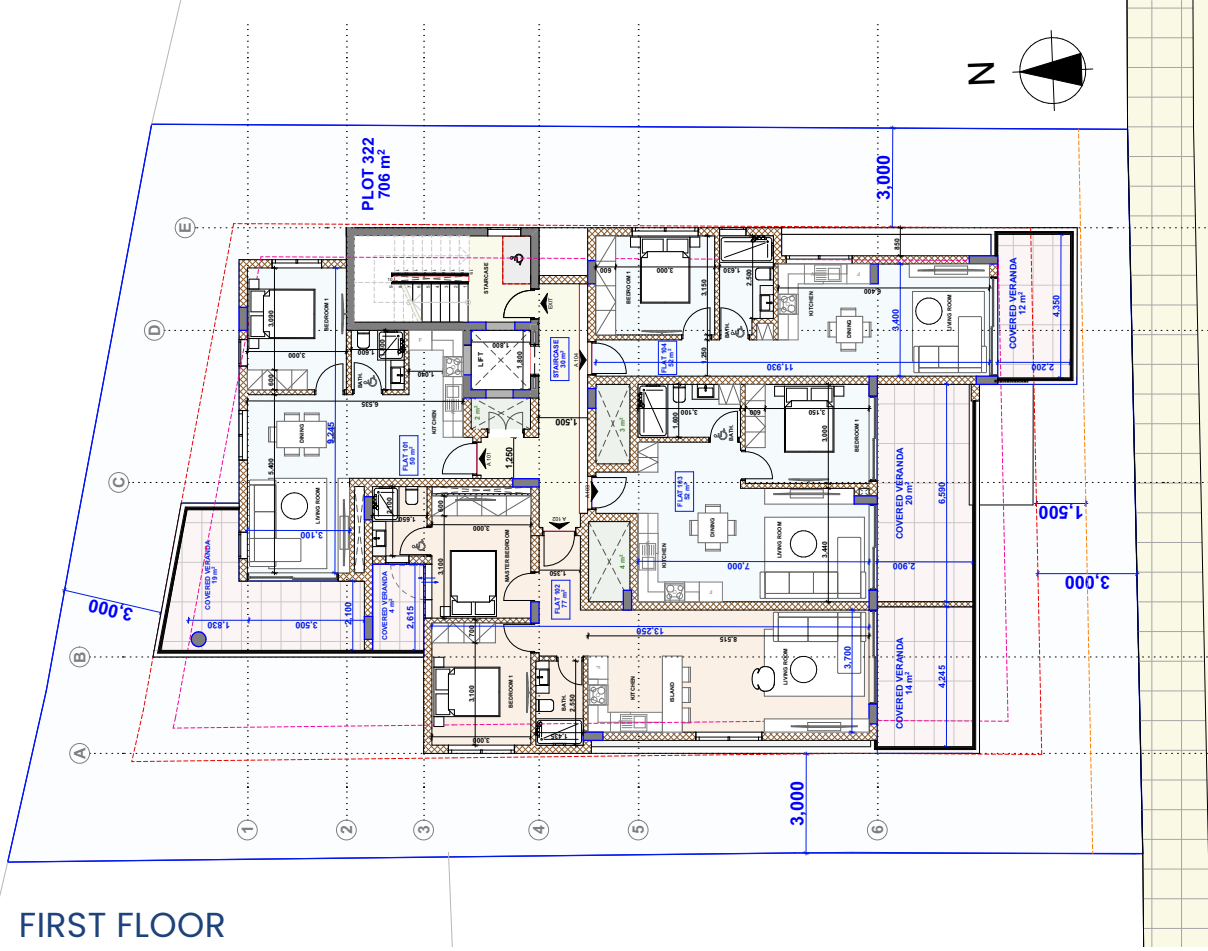


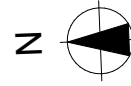
FLOOR PLANS

GROUND FLOOR



FIRST FLOOR



[illegible]

THIRD FLOOR

PLOT 322
706 m²

FLAT 322
88 m²

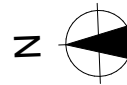
FLAT 323
88 m²

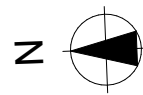
FLAT 324
88 m²

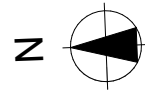
COMMON AREAS:
 - UNCOVERED VERANDA: 12 m²
 - COVERED VERANDA: 11 m²
 - STORAGE: 36 m²
 - STAIRCASE
 - RECEPTION AREA
 - LIVING ROOM
 - KITCHEN
 - DINING
 - BEDROOM 1
 - BEDROOM 2
 - BATH
 - TOILET
 - BALCONY
 - TERRACE

Dimensions:
 - Overall Plot: 3,000 x 3,000
 - Flat 322: 12,345 x 3,000
 - Flat 323: 7,800 x 3,000
 - Flat 324: 11,930 x 3,000
 - Veranda: 14 m², 20 m², 11 m²
 - Storage: 36 m²
 - Staircase: 11.930 x 3.000

North Arrow: N









ABRAJ

DEVELOPMENTS

With a track record of successful projects and timely delivery, Abraj Developments continues to shape residential living across Cyprus. Each new address we build reflects our commitment to quality, trust, and long-term value.

ABRAJ 130

ABRAJ

DEVELOPMENTS

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