

Aurora Bay residential complex

Location **Famagusta, Tatlısu**



About the project



Developer	Tunali İnsaat
Start of sale	01.03.2023
Key handover	2025
Houses/blocks	12
Building floor	2 Min 2 Max
Units total	36 - 1+1, 18 - Semi-detached 2+1 villas, 1 - 4+1 Detached villa
Distance to the sea	200 m
Distance to key locations:	Zambak Holiday Village: 9 min, Ercan Airport: 40 min

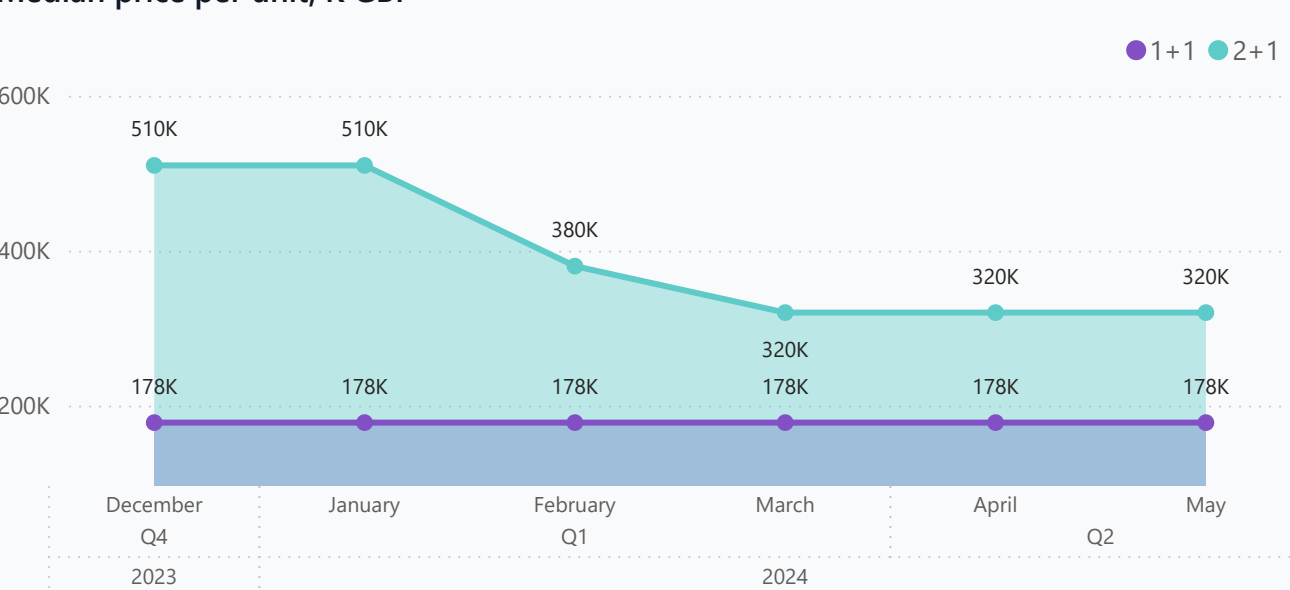
The Aurora Bay residential complex is a true paradise on the Tatlısu coast. This project is unique, consisting of 58 magnificent properties, each with its own unique charm and character. There is a place for everyone, regardless of your preferences. One of Aurora Bay's standout features is its 14 semi-detached villas with private infinity pools. Imagine the morning when you wake up to the sound of the surf and step outside to take a dip in your private pool with stunning sea views. This is a dream for connoisseurs of Mediterranean luxury. Aurora Bay is the perfect blend of coastal luxury and amenities with the beauty and tranquility of coastal living. Whether you are looking for a

Complex infrastructure

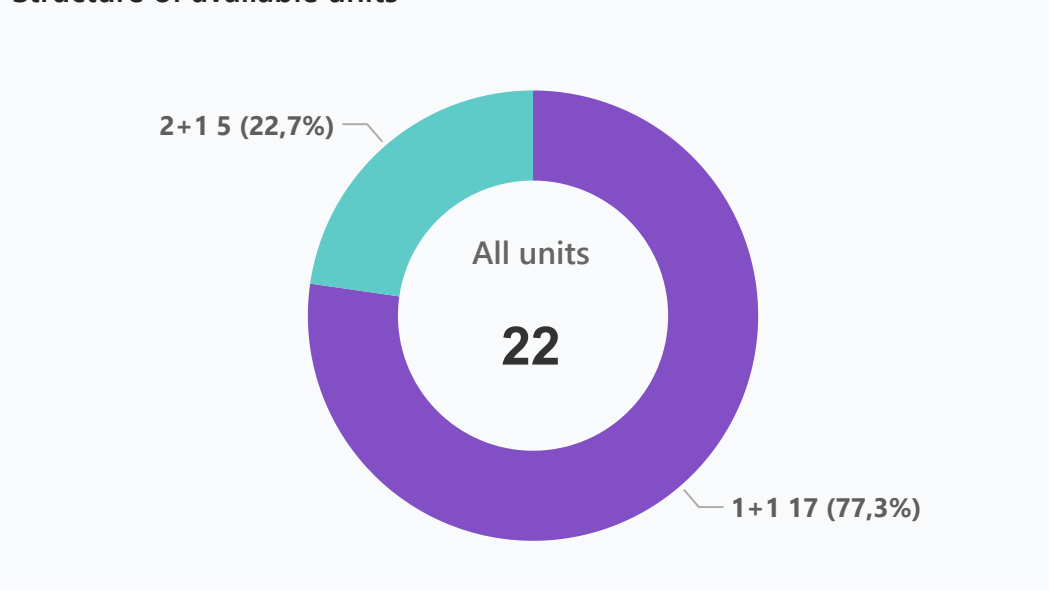
- Bar ✔
- Central generator ✔
- Closed territory ✔
- Fitness center ✔
- Maintenance office ✔
- Open pool ✔
- Parking ✔
- Rental office ✔
- Sauna ✔

Available units **22** / 55 total

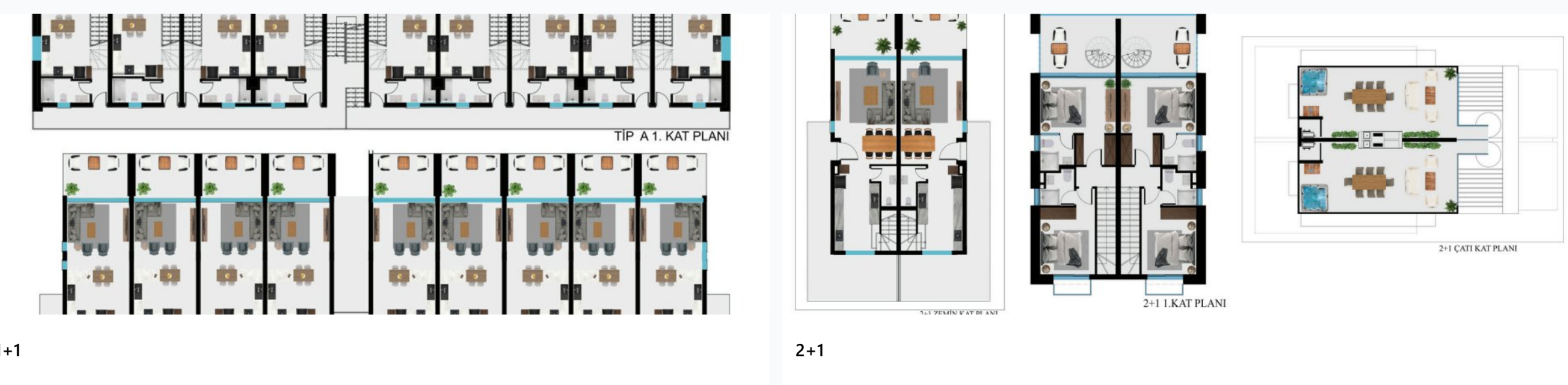
Median price per unit, K GBP



Structure of available units



Plans



Payment plans

Deposit (non-refundable) 5% for a month

Option	Down payment	Installments months	Discount	Offer
Option 1	35%	65% till key	-	-
Option 2	-	-	-	-
Option 3	-	-	-	-
Option 4	-	-	-	-

Special offer

Fully furnished design package

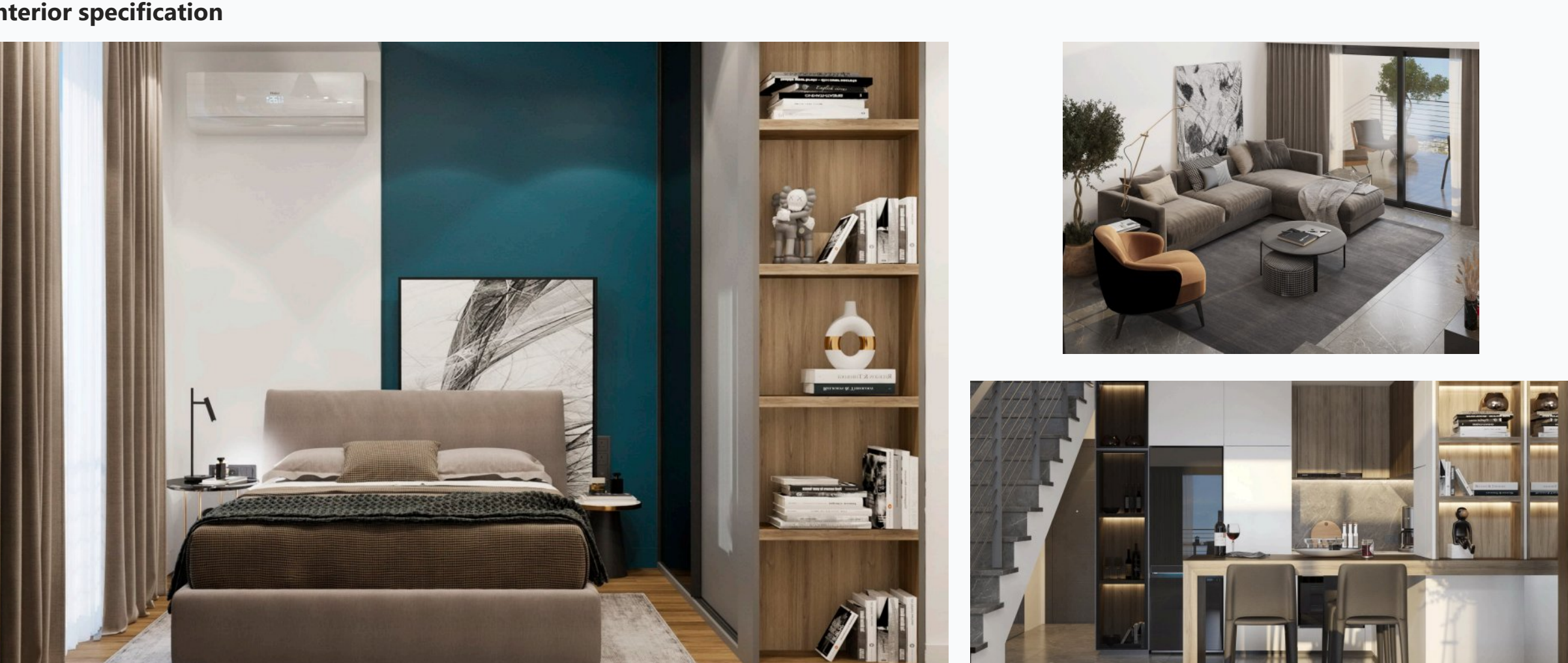
Rental guarantee

- Trafo 3000 GBP
- Resale after 50%
- Maintenance fee 1+1 60-70 GBP, 2+1 100 GBP monthly
- Rental services 35%

Details

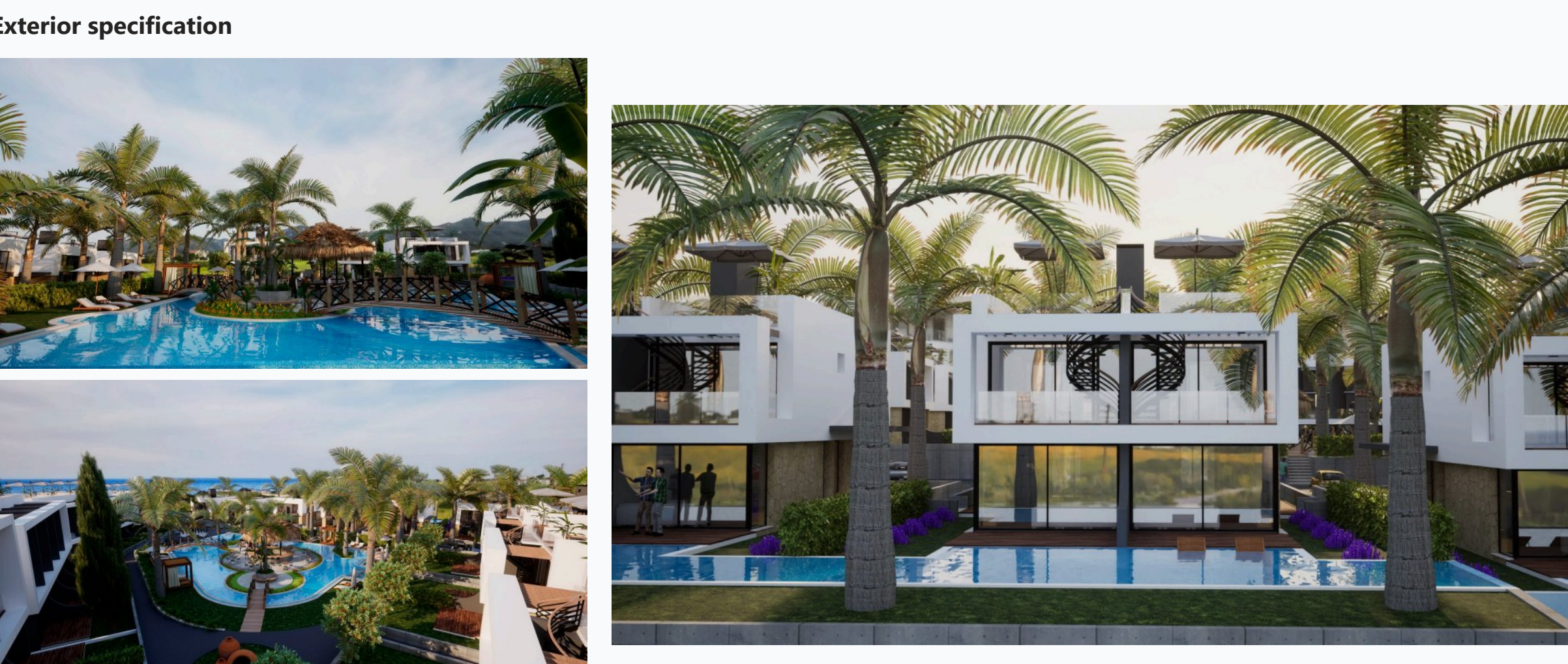
Bedrooms	Subtype	Block	Unit №	Floor	View	Bathroom	Internal area, sq. m	Balcony/Terrace, sq. m	Rooftop terrace, sq. m	Garden, sq. m	Gross covered area, sq. m	Current price, GBP	Price per sqm, GBP
1+1	Flat	A	7-A	0		1	60	13			73	158 000	2 164
1+1	Flat	A	1-A	0		1	60	13			73	162 000	2 219
1+1	Flat	A	2-A	0		1	60	13			73	162 000	2 219
1+1	Flat	A	5-A	0		1	60	13			73	165 000	2 260
1+1	Flat	A	9-A	0		1	60	13			73	175 000	2 397
1+1	Loft	A	11-A	01		1	75	15	45		135	178 000	1 319
1+1	Loft	A	12-A	01		1	75	15	45		135	178 000	1 319
1+1	Loft	A	13-A	01		1	75	15	45		135	178 000	1 319
1+1	Flat	B	10-B	0		1	60	13			73	180 000	2 466
1+1	Flat	B	4-B	0		1	60	13			73	180 000	2 466
1+1	Flat	B	5-B	0		1	60	13			73	180 000	2 466
1+1	Flat	B	6-B	0		1	60	13			73	180 000	2 466
1+1	Flat	B	7-B	0		1	60	13			73	180 000	2 466
1+1	Flat	B	9-B	0		1	60	13			73	180 000	2 466
1+1	Loft	B	19-B	01		1	75	15	45		135	178 000	1 319
1+1	Loft	B	20-B	01		1	75	15	45		135	178 000	1 319
1+1	Loft	B	11-B	01		1	75	15	45		135	185 000	1 370
2+1	Semi-Detached Villa	C	1-C	0		3	105	41	45		191	310 000	1 623
2+1	Semi-Detached Villa	C	2-C	0		3	105	41	45		191	320 000	1 675
2+1	Semi-Detached Villa	C	3-C	0		3	105	41	45		191	320 000	1 675
2+1	Semi-Detached Villa	D	12-D	0		3	122	41	58		221	500 000	2 262
2+1	Semi-Detached Villa	D	11-D	0		3	122	41	58		221	520 000	2 353

Interior specification



- 60/120cm high quality floor tiles ✔
- Air Conditioner ✔
- Artificial stone kitchen countertop ✔
- Ceramic flooring ✔
- Contemporary entrance door ✔
- Double glazed windows ✔
- Fitted wardrobes in each bedroom ✔
- High level kitchen cabinets ✔
- High quality furniture in bathrooms ✔
- High quality internal doors ✔
- High quality taps and showers ✔
- Kitchen cabinets up to the ceiling ✔
- Laminate flooring in the bedrooms ✔
- Spot lighting ✔
- Toilet integrated in the walls ✔
- Ventilation in bathrooms ✔

Exterior specification



- Aluminium pergola with wood effect colour ✔
- Bar and storage cabinets on the roof ✔
- BBQ place on the roof ✔
- Electrical sockets Lights on the roof terrace ✔
- Energy saving bricks ✔
- Glass fence balcony ✔
- Heat & sound insulation ✔
- Kitchen sink on the roof ✔
- Landscape design ✔
- Private Garden ✔
- Private pool ✔
- Spacious balcony ✔
- Terracing with inbuilt lighting & power sockets ✔

Location of complex

