



BOUTIQUE LIVING IN
LIMASSOL

THE NINE.



BRAND-NEW RESIDENTIAL DEVELOPMENT IN THE EVOLVING
DISTRICT OF **AGIOS IOANNIS** —

WHERE PRIVACY, DESIGN, AND INVESTMENT VALUE MEET.

STATUS: STARTING CONSTRUCTION (MARCH 2026)

EXPECTED COMPLETION: MARCH 2028

ABO UT



**OVER 5 YEARS OF SUCCESSFUL EXPERIENCE
IN THE CYPRUS PROPERTY MARKET**

**IN-HOUSE CONSTRUCTION COMPANY
AND A TEAM OF HIGHLY SKILLED PROFESSIONALS**

**EXPERIENCED TEAM
ENSURING QUALITY CONTROL AND
TIMELY PROJECT DELIVERY**



**ARK NOAH
DEVELOPMENTS
IS A TRUSTED NAME
IN THE REAL ESTATE
INDUSTRY**

EXPERIENCE THE NEW FACE OF BOUTIQUE LIVING



NINE BY ARK IS AN EXCLUSIVE
RESIDENTIAL DEVELOPMENT
FEATURING ONLY **9 APARTMENTS**
ACROSS 4 FLOORS, OFFERING A
TRUE CLUB-HOUSE LIVING
EXPERIENCE IN THE HEART OF
LIMASSOL.

DESIGNED FOR THOSE WHO
VALUE PRIVACY, REFINED
ARCHITECTURE, AND LONG-TERM
INVESTMENT POTENTIAL.



*YOUR SPACE, YOUR VIEW,
YOUR FUTURE*

A BOUTIQUE RESIDENCE WITH
ELEVATED EVERYDAY COMFORT:

- ONLY **9 EXCLUSIVE RESIDENCES**
- **15 M² COMMUNAL ROOFTOP SWIMMING POOL**
- FULLY TURNKEY APARTMENTS, READY TO MOVE IN OR RENT
- PREMIUM MATERIALS AND SMART LAYOUTS



ARK NOAH'S
DEVELOPMENTS

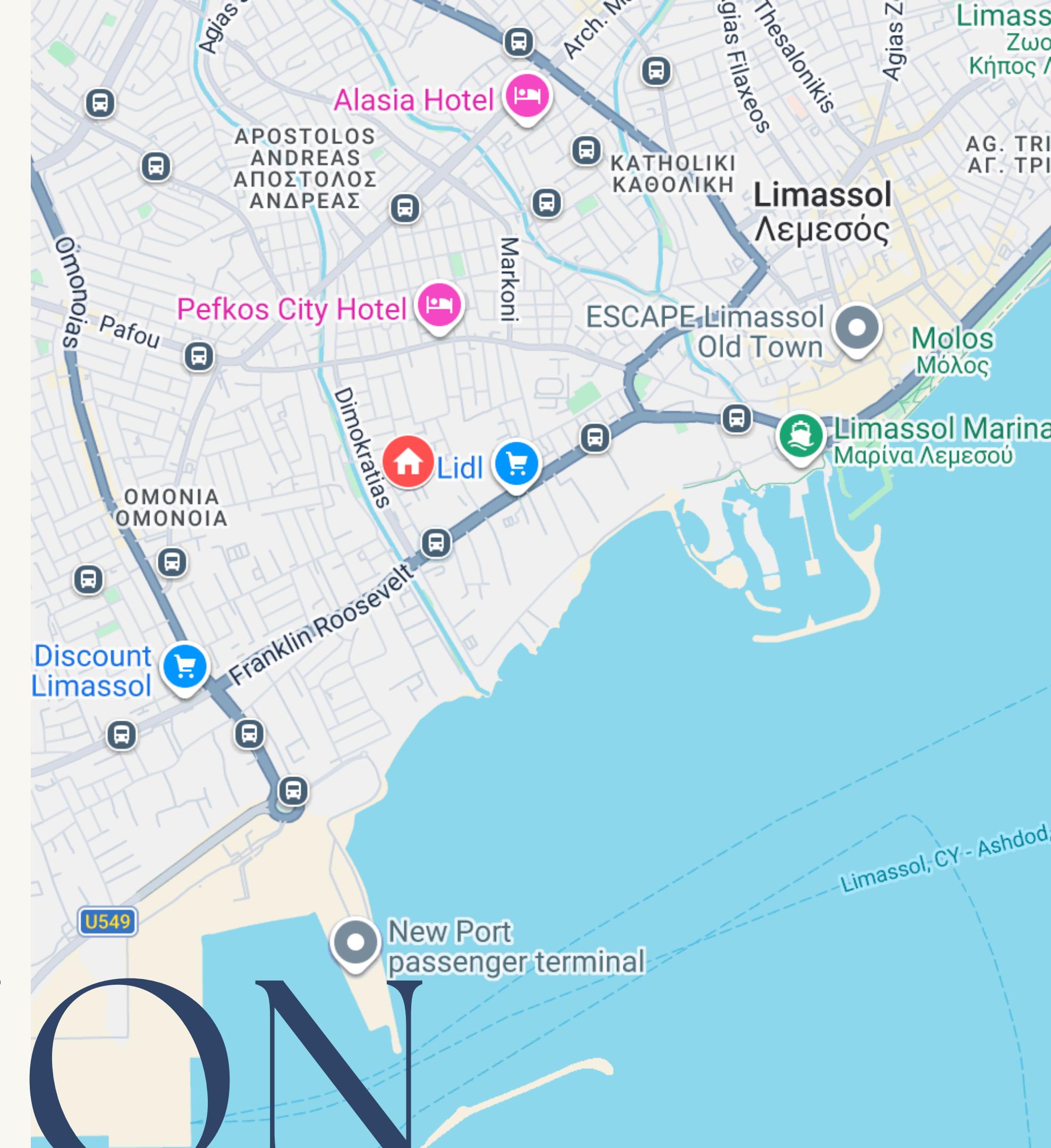
AGIOS IOANNIS IS ONE OF LIMASSOL'S MOST PROMISING DISTRICTS, UNDERGOING MAJOR URBAN REGENERATION DUE TO ITS PROXIMITY TO THE MARINA, CASINO RESORT, AND THE CITY'S NEW PROMENADE EXPANSION.

1.5 KM LIMASSOL MARINA

700 M FUTURE BEACH

5 MIN CITY OF DREAMS CASINO

LOCATION



EVERY DETAIL DESIGNED
FOR ELEVATED
EVERYDAY LIVING

TURNKEY DELIVERY ENSURES
EFFORTLESS LIVING FROM DAY ONE.



FULLY FURNISHED APARTMENTS EQUIPPED
WITH PREMIUM APPLIANCES AND
ELECTRONICS – DOWN TO THE CURTAINS
AND DECOR.

INSTALLED MULTI-SPLIT AIR CONDITIONING
SYSTEM IS INCLUDED IN THE PRICE, ENSURING
IMMEDIATE COMFORT AND RENTAL
READINESS.

TURNKEY



ROOF



ROOFTOP LIVING ABOVE LIMASSOL
A DEFINING FEATURE OF THE PROJECT IS ITS
SHARED ROOFTOP LIFESTYLE:

- **15 M² COMMUNAL SWIMMING POOL FOR ALL RESIDENTS**
- **PRIVATE ROOFTOP GARDEN AND POOL RESERVED FOR THE PENTHOUSE**
- **A TRUE BOUTIQUE CLUB-HOUSE ATMOSPHERE**

TOP

APARTMENT MIX

FROM COMPACT COMFORT
TO PENTHOUSE PRESTIGE

NINE BY ARK OFFERS A LIMITED COLLECTION OF
RESIDENCES:

1-BEDROOM – 50 M² + VERANDA

2-BEDROOM – 78–79 M² + SPACIOUS TERRACES

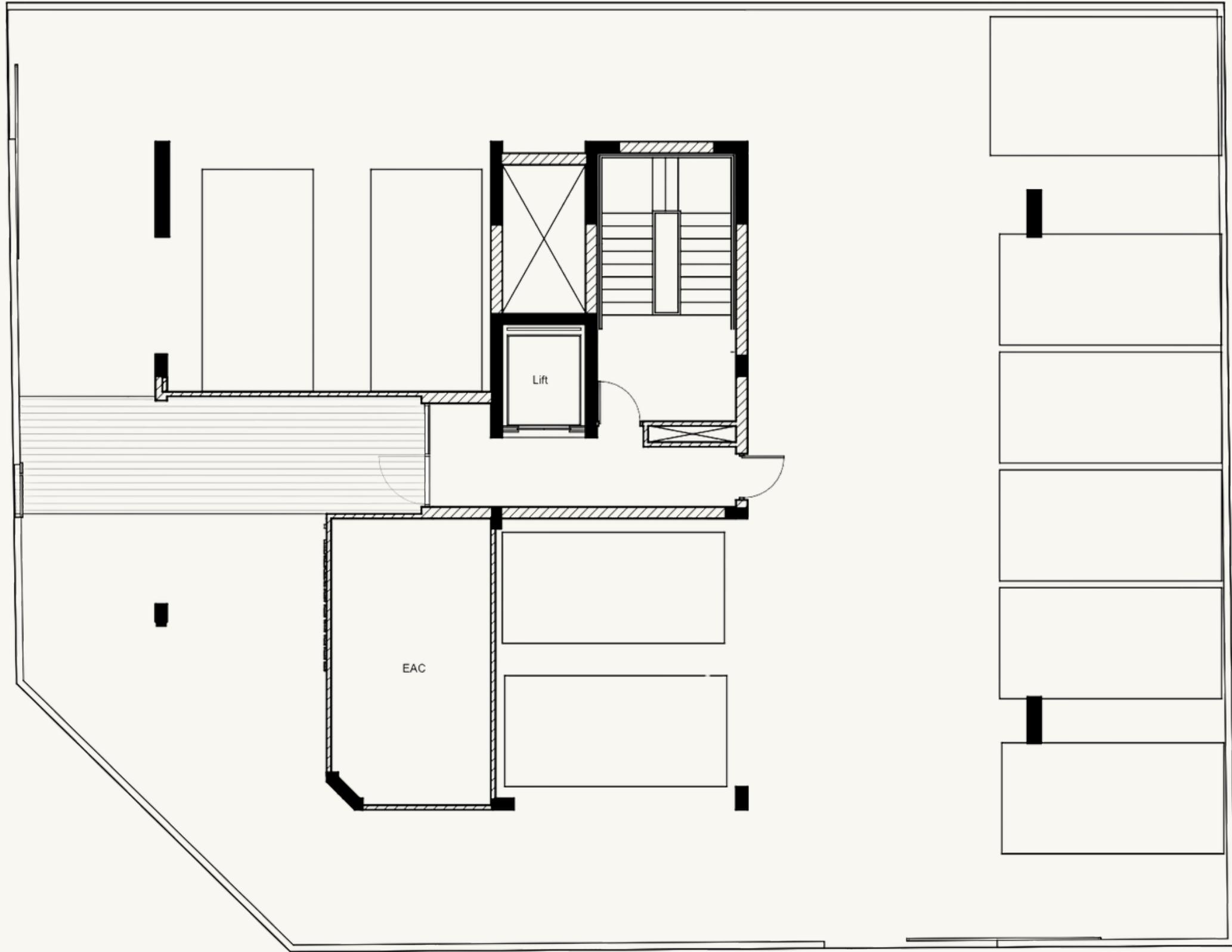
3-BEDROOM – UP TO 115 M²

PENTHOUSE – PRIVATE ROOFTOP GARDEN + POOL

ONLY 9 UNITS TOTAL.



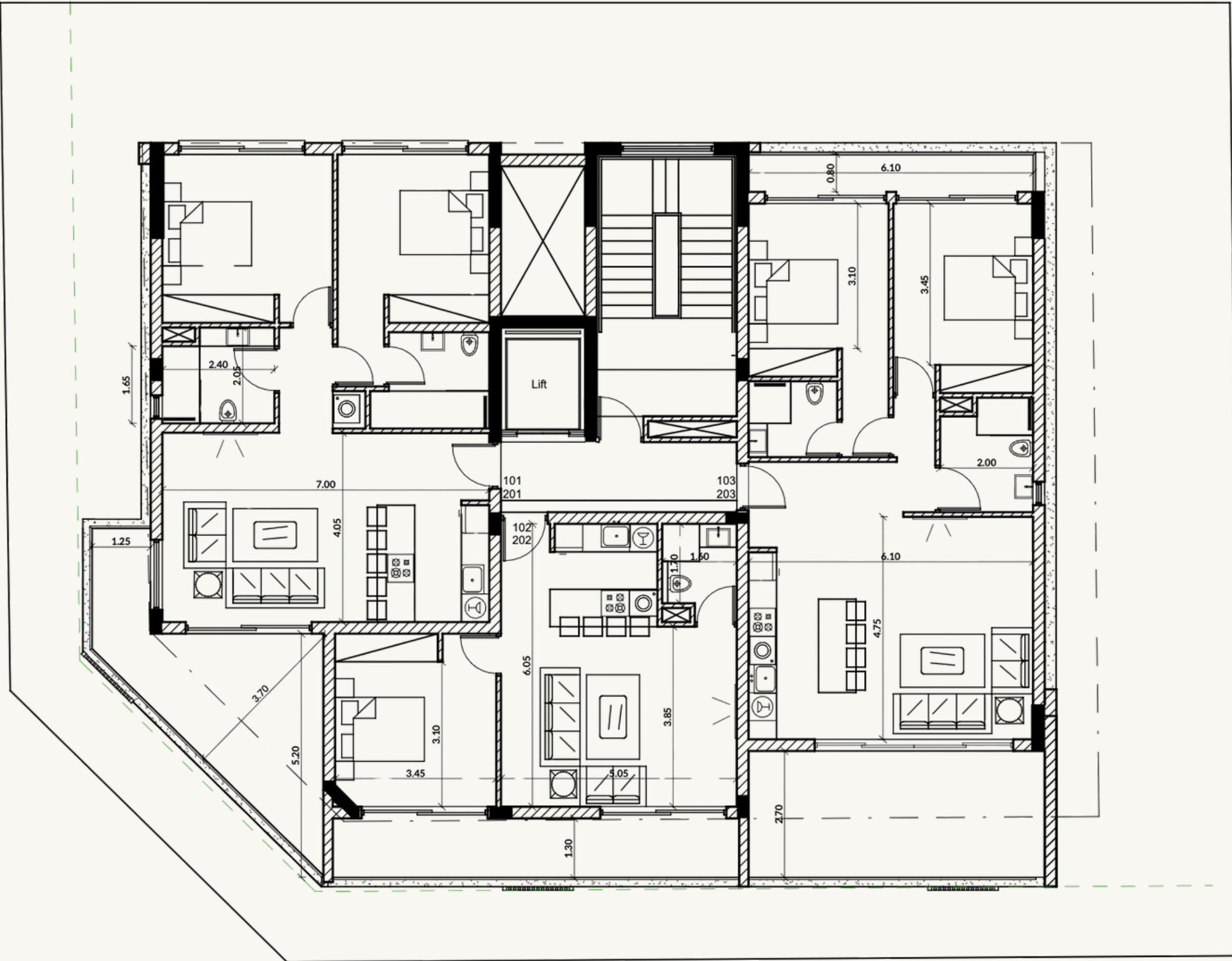
FLOOR PLANS



GROUND FLOOR PLAN



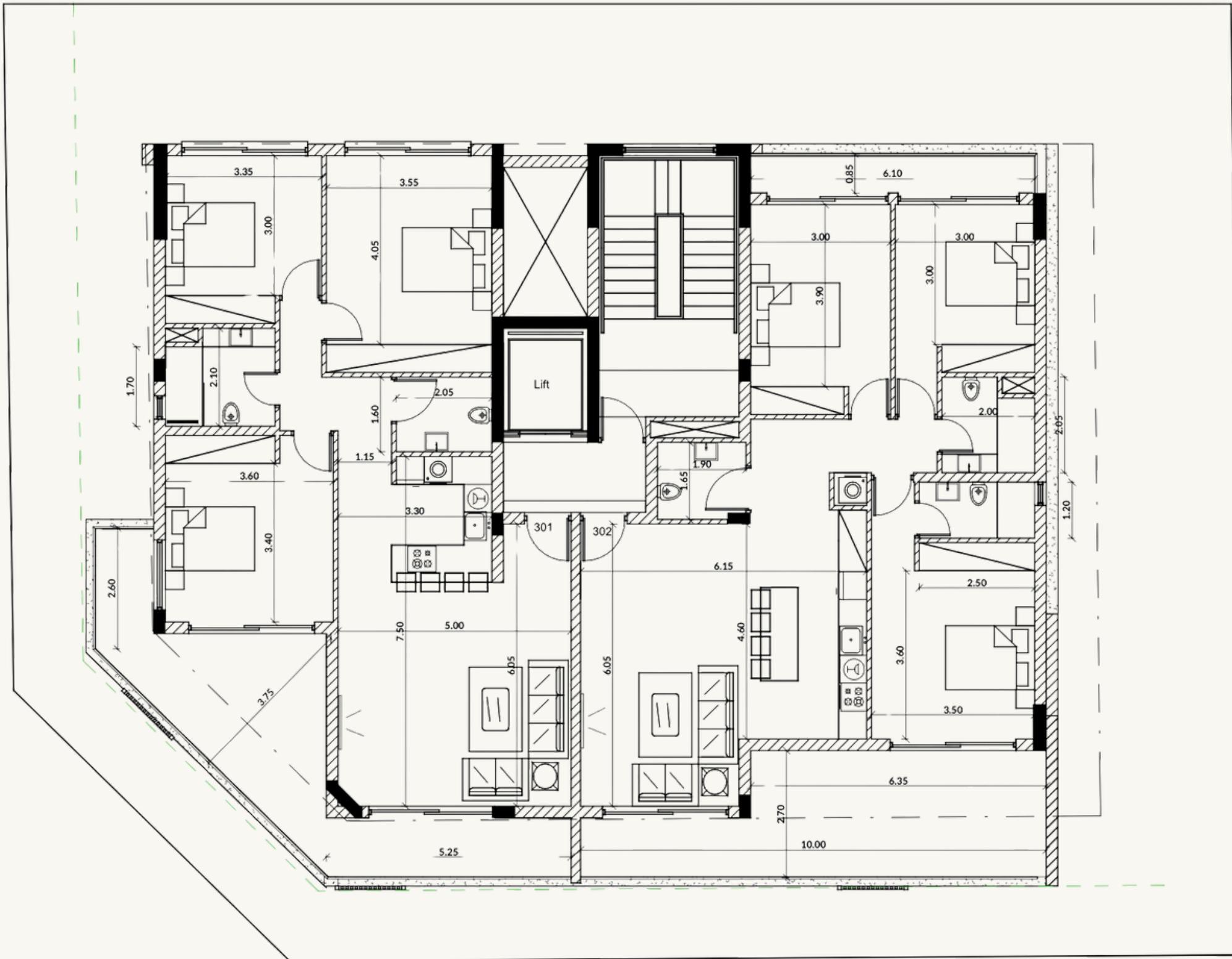
FLOOR PLANS



1ST AND
2ND PLAN



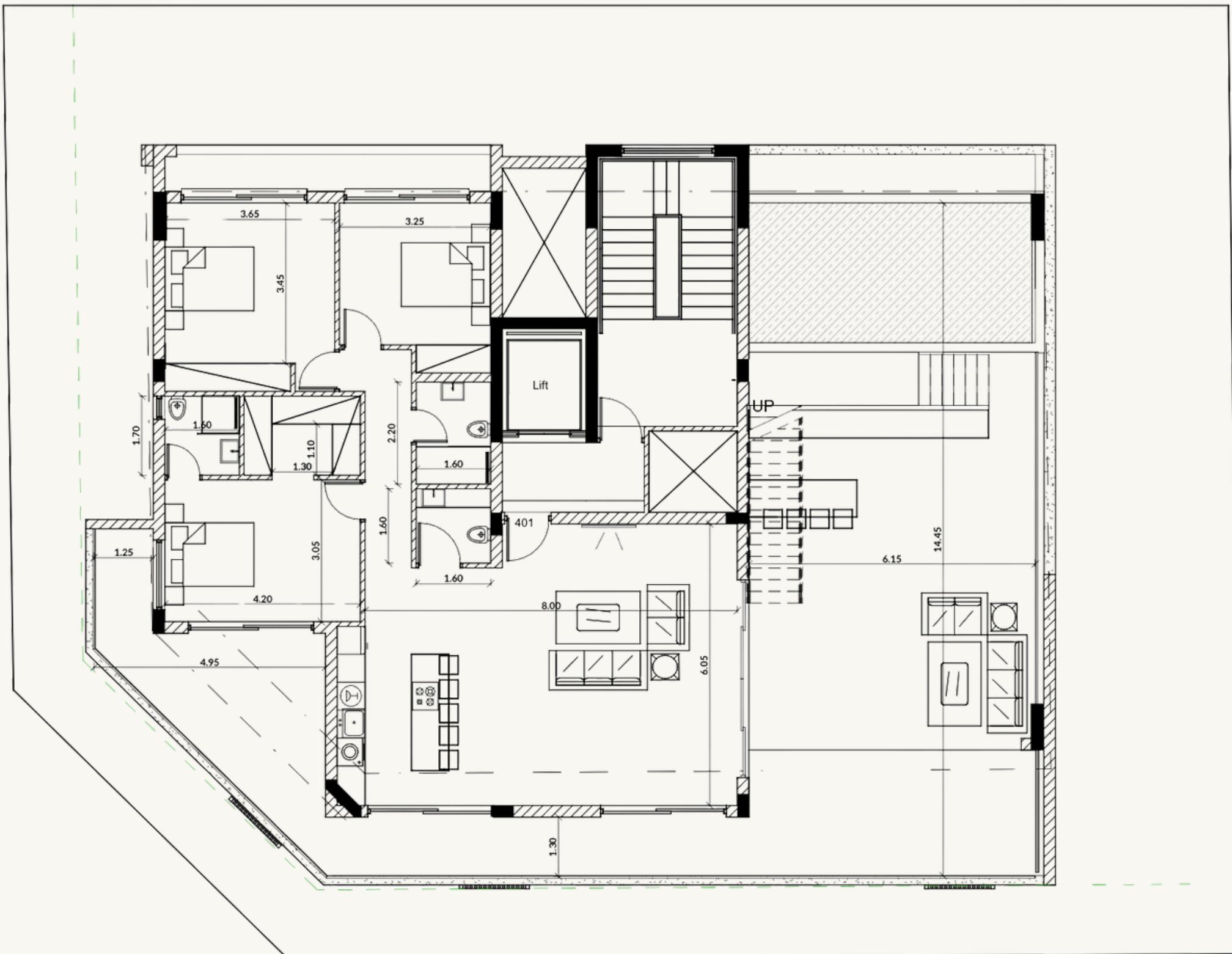
FLOOR PLANS



**THIRD
FLOOR PLAN**



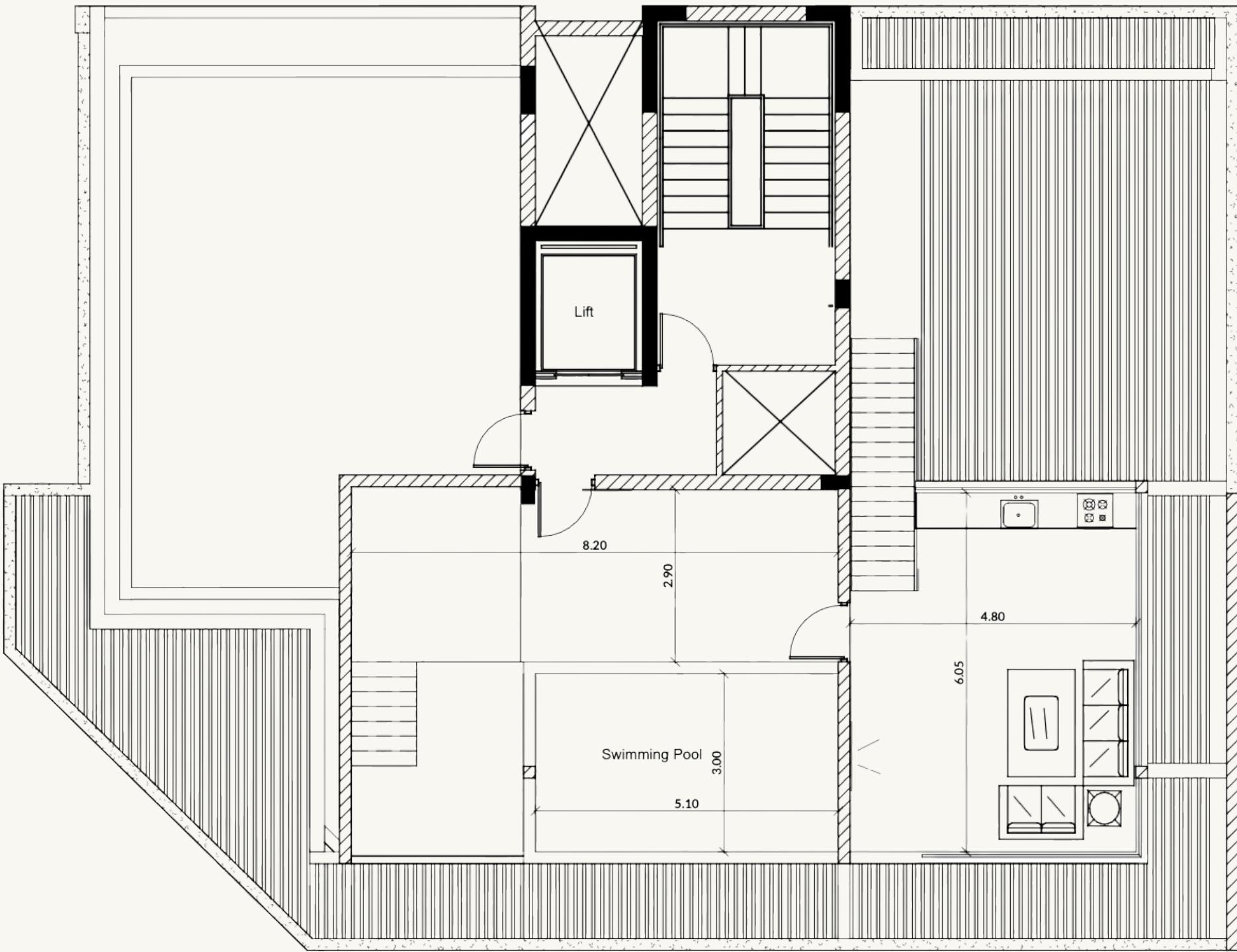
FLOOR PLANS



**FOURTH
FLOOR PLAN**



FLOOR PLANS



**ROOF
GARDEN PLAN**



OPTIONS



CHOOSE BETWEEN TWO PREFERENCES:

FURNITURE & APPLIANCE PACKAGE

FULLY FURNISHED APARTMENT READY FOR
IMMEDIATE MOVE-IN

or

VRF AIR CONDITIONING SYSTEM

AND UNDERGROUND FLOOR HEATING
HIGH-EFFICIENCY HEATING AND COOLING
FOR OPTIMAL COMFORT

A BOUTIQUE INVESTMENT IN A TRANSFORMING DISTRICT

RENTAL YIELD:

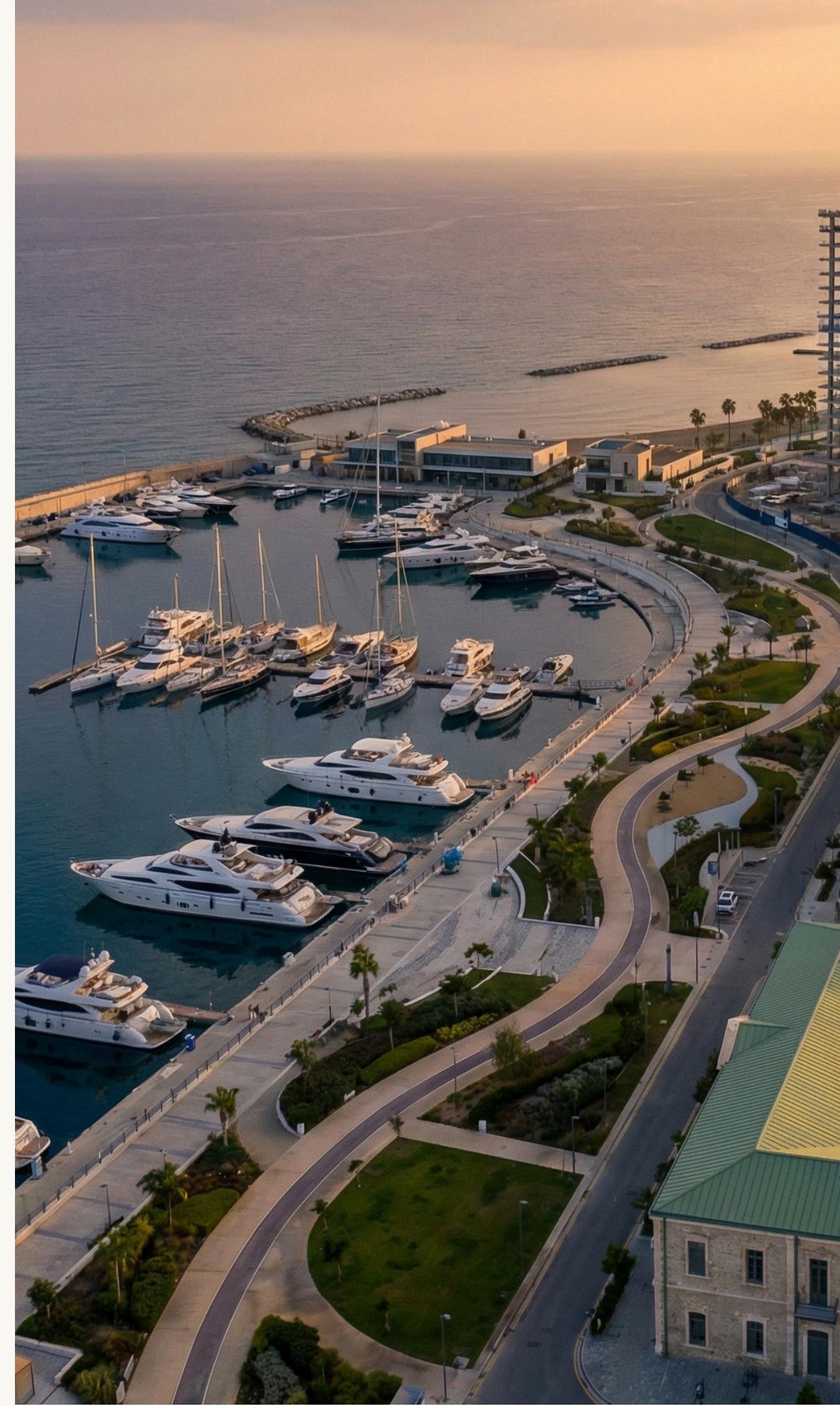
AROUND 7% PER YEAR, DRIVEN BY STRONG DEMAND
FROM PROFESSIONALS AND EXPATS

TURNKEY ADVANTAGE:

IMMEDIATE RENTAL READINESS WITH FULL FURNISHING
AND INSTALLED SYSTEMS

PRIME LOCATION:

CLOSE TO LIMASSOL MARINA, CASINO RESORT, AND
THE UPCOMING PROMENADE EXPANSION



CONTACT US

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