



## Luxury apartments, panoramic views, Batumi from just \$108,999 — limited-time pricing!



### Information de l'agent

Nom:	ArKadia
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Pays:	Royaume-Uni
Téléphone:	
Langues:	Dutch, English, French, German, Italian, Polish, Portuguese, Romanian, Russian, Spanish, Swedish

### Détails de l'annonce

Propriété à:	Vendre
Prix:	USD 109,280.54

### Location

Pays:	Géorgie
État/Région/Province:	Ajaria
Ville:	Batoumi
Soumis:	09/05/2025

### Description:

#### ⚠️ LIMITED-TIME PRICING – PRICES RISING SOON

Take advantage of exclusive launch rates — following exceptional sales success, prices are set to increase later this month.

### DISCOVER THE FUTURE OF LUXURY LIVING AND SMART INVESTMENT IN GEORGIA

Since 2004, this visionary development has been shaping the future of hospitality, retail, entertainment, and real estate in Georgia. With nearly two decades of excellence, it stands as one of the country's most prestigious hospitality brands, delivering world-class innovation, unforgettable experiences, and luxury at every turn.

### PANORAMIC LIFESTYLE – ENDLESS POSSIBILITIES

Imagine waking up to sweeping views of the Black Sea, the city skyline, lush mountains, and the serene island coastline. Perfectly positioned on the elite Island in Batumi, The First Tower seamlessly merges nature's beauty with architectural elegance—offering a lifestyle defined by freedom, sophistication, and breathtaking surroundings.

### WHY INVEST IN THE FIRST TOWER?

Attractive ROI – Enjoy up to 16.4% return in your first year of operation

Rapid Payback – Expect full ROI in just 6 years



Early Investor Advantage – Secure up to 50% profit on resale at project completion

This is more than real estate—it's a rare opportunity to invest in one of the most dynamic and rapidly growing luxury destinations on the Black Sea. Whether you're building wealth or securing a personal haven, The First Tower delivers long-term value.

## ICONIC DESIGN & WORLD-CLASS AMENITIES

A bold architectural statement, The First Tower features:

58 floors of refined living, with premium duplexes on levels 57–58

8 passenger elevators and 9 service elevators for seamless vertical access

Parking for 240 vehicles

Boutique supermarket, pharmacy, and fitness center on-site

Exquisite restaurants & cafés

Scenic rooftop terrace and luxurious open-air swimming pool

This tower is not just built for convenience—it's designed for excellence.

## LUXURY LIVING, DELIVERED READY TO ENJOY

Each apartment at The First Tower is thoughtfully designed and delivered with premium specifications, ensuring immediate comfort, seamless functionality, and modern elegance.

## ENGINEERING & INFRASTRUCTURE

Apartments are fully equipped with advanced utilities and infrastructure for modern living:

Zoned electricity distribution with installed sockets and switches

Centralized water supply and sewerage system, complete with metering units and internal plumbing installation

Integrated heating and cooling system with individual climate control and energy metering

Fire safety system installed throughout each unit

High-speed internet connection pre-installed for immediate activation

## INTERIOR FINISHES & MATERIALS

Crafted with a balance of sophistication and functionality, every detail of your apartment has been curated for contemporary comfort:



Walls and ceilings: Smooth, expertly plastered and painted in a clean, neutral palette

Flooring: Elegant porcelain stoneware in bathrooms, with high-quality laminate throughout the living spaces

Zoned lighting: Installed with stylish, neutral lampshades to enhance ambiance

Interior doors: Modern and durable, chosen to complement the overall design aesthetic

## ISLAND LIFE – REDEFINED

Located on the left peninsula of the Island, The First Tower offers a rare fusion of coastal serenity and city energy. Residents enjoy access to exceptional facilities, designed to elevate every aspect of life.

Exclusive Island Amenities:

Private Yacht Club

Iconic Concert Hall

5-Star Hotels & Elegant Beach Clubs

Open & Indoor Pools, Luxury Spa, and State-of-the-Art Gym

Family-friendly Aqua Park

Green & Recreational Spaces:

Expansive 9-Hectare Forest Park

Scenic 3.2 km Walking Trail

Cycling Routes, Sports Fields, and Playgrounds

Essential Services & Infrastructure:

Premium Shopping Center

Modern Medical Facility, Pharmacy, and Banking Services

Helicopter Pads for quick, VIP access

Education & Business Hub:

Prestigious International College

Top-tier Schools, Kindergartens, and Creative Studios

Contemporary Office Center for professionals and entrepreneurs



## ELEVATED LIVING BEGINS HERE

At The First Tower, every detail reflects a commitment to perfection. From sunrise over the Black Sea to sunset behind the mountains, life here is a symphony of natural beauty, sophisticated design, and luxurious comfort.

This is more than an address—it's a destination.

This is where vision meets value.

This is The First Tower.

Invest early. Live exceptionally. Own the extraordinary.

The Redland Property Group is a collaboration of the best agents and developers throughout the world, coming together, to give you, the client, the best property investment deals available.

We act as the middle men/women, between buyer and developer, we do not sell or build anything ourselves and therefore remain completely impartial, we do not accept client funds or charge for our services, the developers we work with pay us a commission, so as a business, we only make money if our clients are 100% happy with the deals we promote and purchase them directly.

We know that every buyer/investor has their own specific criteria and budget, so we have categorised our promoted projects into 'investment types' to make searching and reviewing a little easier.

The Redland Property Group has over 100 years collective experience in the overseas property investment industry, working as agents, developers, lawyers and accountants, we really are equipped to handle any situation and are on hand to help and advise in any way we can through your purchase, from a single property or investment, through to full management and the building of your portfolio.

We are a UK registered company and with offices just outside of London, and are fully accredited by the AIPP (Association of International Property Professionals).

Nouveau:

Oui

### Commun

Chambres:

1

Salle de bains:

1

### Room details

Indoor Features:

Fitted kitchen

### Building details

Parking:

Oui

Outdoor Amenities:

Pool

### Lease terms



# IMLIX

**Marché immobilier IMLIX**  
<https://www.imlix.com/fr/>

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Date Available:

## **Information additionnelle**

Lien URL du site web:

[http://www.arkadia.com/ELYP-T135/?utm\\_campaign=multicast&utm\\_medium=web&utm\\_source=IMLIX.COM](http://www.arkadia.com/ELYP-T135/?utm_campaign=multicast&utm_medium=web&utm_source=IMLIX.COM)

## **Contact information**

IMLIX ID:

IX7.032.190

