



## Luxury apartments, panoramic views, Batumi from just \$110,446



### Informações do Revendedor

Name:	ArKadia
Nome da Empresa:	
País:	Reino Unido
Telefone:	
Languages:	Dutch, English, French, German, Italian, Polish, Portuguese, Romanian, Russian, Spanish, Swedish

### Detalhes do anúncio

Imóveis para:	Venda
Preço:	EUR 94,768

### Localização

Country:	Geórgia
State/Region/Province:	Ajaria
Cidade:	Batumi
Adicionado:	30/09/2025

Informação adicional:

**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



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**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**



# IMLIX

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<https://www.imlix.com/pt/>

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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.**

### **Lease terms**

Date Available:

### **Informação adicional**

URL do site:

[http://www.arkadia.com/ELYP-T169/?utm\\_campaign=multicast&utm\\_medium=web&utm\\_source=IMLIX.COM](http://www.arkadia.com/ELYP-T169/?utm_campaign=multicast&utm_medium=web&utm_source=IMLIX.COM)

### **Contact information**

IMLIX ID:

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