KORANTINA
HOMES

- PORTFOLIO -

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KORANTINA HOMES

Established in 1990, Korantina Homes has become Cyprus' prestigious land and real estate developer that focuses on designing and creating luxury residential real estate and world-class resorts. Its rich portfolio, award-winning projects and international recognition have set the company apart, while its impressive and high-quality constructions make it an ideal choice for eclectic clientele.

SOHO
RESORT

SOHO Resort
Enveloped in Elegance

SOHO is a unique luxury resort and landmark for Paphos, as it is set to be the highest building in the city, in the most privileged seafront location in downtown Paphos. This eagerly anticipated development envelopes the idea of waterfront living, in the heart of the city, within a 5-star resort.

An exclusive resort featuring two high-rise towers with the 15-floor West tower consisting of 2, 3 and 4- bedroom luxury apartments, duplexes and penthouses, while the 16-floor East tower will comprise 1,2,3 and 4 bedrooms apartments. The resort also comprises 20 deluxe residential villas with private pools.

The SOHO resort has won numerous awards including the Best Apartment/Condominium, the Best Mixed-Use Development, and Best Residential Property Cyprus at the European Property Awards 2020-2021, the Best Luxury Residential Development by Luxury Lifestyle Awards 2022 and the Best Mixed-Use Architecture and Mixed-Use Development at the European Property Awards 2022.

SOHO RESORT
—VILLAS—

1 min | 15 mins | On site | 2 mins Paphos Harbor

These 20 luxurious and spacious villas are an exceptional choice for discerning residents who only seek the finest. With their large open spaces, they will captivate you with their contemporary design, while their high-quality specifications and luxurious finishes will give you a sense of opulence.

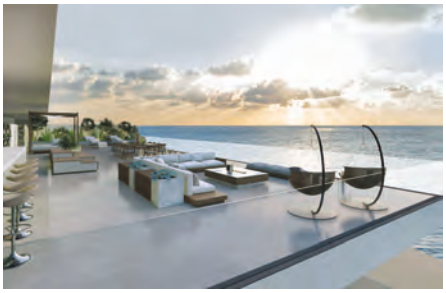
Features & Services:

Gated Resort | 24-hour security | Business Centre | Restaurants Shops / Boutiques | Private Swimming Pool | Landscaped Gardens | Kids Playground | Spa / Fitness Centre | Private parking | Chauffeurs | Concierge | Babysitters | Housekeepers

Details:

Location:	Seafront Resort
Type:	Villas
Beds:	3 - 5
Pool:	Private
Status:	Completed
Total Covered:	330 sqm
Plot Size:	468 - 877 sqm

SOHO RESORT
— WEST TOWER —



1 min	15 mins	On site	2 mins Paphos Harbor

The West tower comprises 15 floors featuring a selection of 2, 3 and 4-bedroom exclusive contemporary apartments all of which offer breathtaking views of the Paphos harbor with the picturesque castle and the Mediterranean sea.

Additionally, the resort is close to bars, restaurants, schools, and universities as well as hidden gems worth exploring.

Features & Services:

Gated Resort | 24-hour security | Business Centre | Restaurants Shops / Boutiques | Communal Swimming Pool | Landscaped Gardens | Kids Playground | Spa / Fitness Centre | Private parking | Chauffeurs | Concierge | Babysitters | Housekeepers

Details:

Location:	Seafront Resort
Type:	Apartments
Beds:	2 - 4
Pool:	Communal
Status:	Completed
Total Covered:	153 - 393 sqm

SOHO RESORT
— EAST TOWER —

1 min	15 mins	On site	2 mins Paphos Harbor

The East tower comprises 16 floors of luxury apartments of 1, 2, 3 and 4-bedrooms with unobstructed view to the Mediterranean sea.

Features & Services:

Gated Resort | 24-hour security | Business Centre | Restaurants Shops / Boutiques | Communal Swimming Pool | Landscaped Gardens | Kids Playground | Spa / Fitness Centre | Private parking | Chauffeurs | Concierge | Babysitters | Housekeepers

Details:

Location:	Seafront Resort
Type:	Apartments
Beds:	1 - 4
Pool:	Communal
Status:	Under Construction

CAP ST GEORGES
HOTEL & RESORT
— SEAFRONT —

On site | 30 mins | On site | 7 mins Future Marina

The seafront villas provide unobstructed 180-degree views of the sea and St. George's island. The interior is spacious, boasting a living room with sumptuous furnishings, a dining area, and a fully equipped kitchen, all complemented by local stone accents and smooth contemporary lines.

Details:

Location:	Seafront Resort - Sea
Type:	Villas
Beds:	4+
Pool:	Private
Status:	Off Plan
Total Covered:	314 - 3000sqm
Plot Size:	900 - 13000sqm

CAP ST GEORGES
HOTEL & RESORT

A Destination to Explore

Cap St Georges Hotel & Resort is the largest seafront resort in Cyprus, consisting of more than 200 luxury villas poised above a 2km long beachfront, and the recently built 5-star deluxe Cap St Georges Hotel has enhanced even further the facilities and the investment potential of the development.

Cap St Georges Hotel & Resort offers a complete range of facilities and services, including a clubhouse with 24hr reception and concierge services, 24hr security, spa, gym, bars, serviced beaches, a variety of restaurants, kids' playground and sports facilities such as paddle tennis and basketball courts, cycling, football pitches and horse riding.

The resort has won many awards including the Best Luxury Development, Best Under Construction Development, and the Grand Prix Award at the Homes Overseas Russian Awards 2018, Best Development at the European Property Awards 2018-2019, Best New Hotel for Construction & Design at the European Property Awards 2019 – 2020, Best International Luxury Residence at the International Hotel & Property Awards 2020 and the Best Hotel Architecture at the European Property Awards 2020-2021.

CAP ST GEORGES
HOTEL & RESORT
— PANORAMIC —

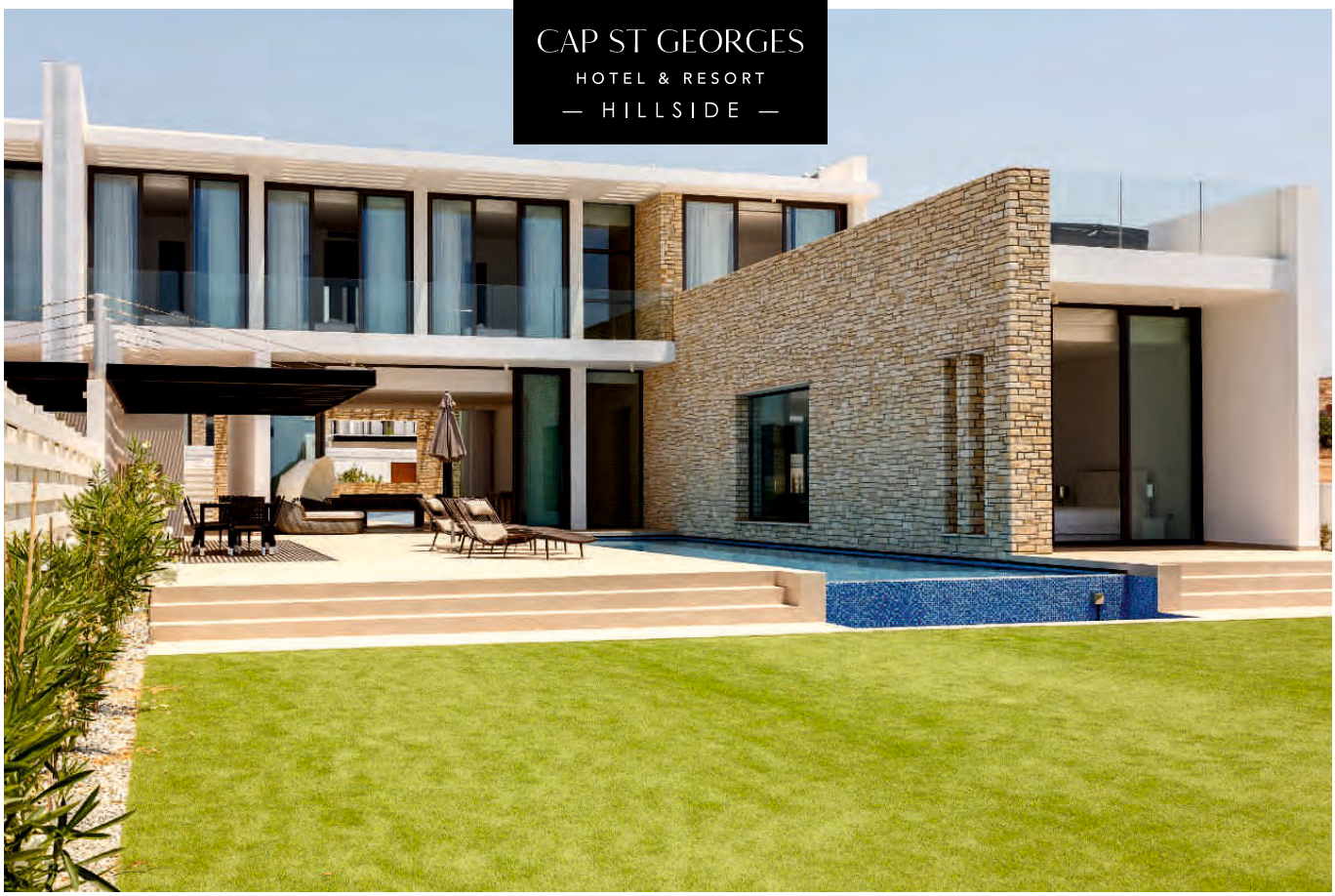
2 mins | 30 mins | On site | 7 mins Future Marina

The panoramic villas are located in a privileged elevated position within the exclusive award-winning Cap St Georges Hotel & Resort and enjoy panoramic, unobstructed 180 degrees views of the Mediterranean Sea. Watching the sunset from the panoramic villas is a unique experience, with the sun vanishing just behind St Georges Island.

Details:

Location:	Seafront Resort - Hill
Type:	Villas
Beds:	4+
Pool:	Private
Status:	Under Construction
Total Covered:	280 sqm +
Plot Size:	650 - 900 sqm

CAP ST GEORGES
HOTEL & RESORT
— HILLSIDE —



5 mins | 30 mins | On site | 7 mins Future Marina

The hillside villas are located near the beach and Cap St Georges Hotel & Resort facilities. They have been designed with the highest standards for luxury living and offer magnificent views of the Mediterranean sea and mountains.

Details:

Location:	Seafront Resort - Hill
Type:	Villas
Beds:	3+
Pool:	Private
Status:	Under Construction
Total Covered:	188 sqm +
Plot Size:	600 - 900 sqm

SUNSET VIEW VILLAS

2 mins

30 mins

2 mins

2 mins
Cap St Georges

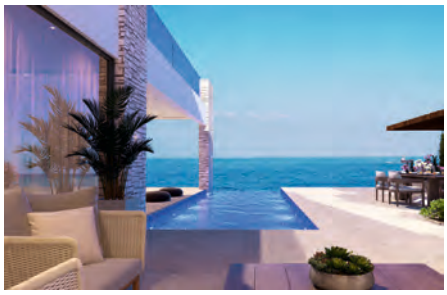
The Sunset View Villas are located in one of the most beautiful parts of the island and are part of our flagship project, Cap St Georges Hotel & Resort, offering amazing views of the Mediterranean Sea. The concept of the floor plan design capitalizes on the astounding sea views, and its modern aesthetic honours the natural surrounding elements with the use of generous glazing that allows the natural sunlight into the home. The interior of each villa is organized into two levels.

Sunset View Villas consists of 12 spacious villas, each with a private pool, close to all the amenities including, shops, restaurants, and schools. The villas blend harmoniously with the natural surrounding landscape, maintaining high specifications and finishes that provide complete privacy and tranquillity to the residents.

Details:

Location:	Cap St Georges
Type:	Villas
Units:	12
Beds:	5 - 6
Pool:	Private
Status:	Under Construction
Total Covered:	336sqm - 384sqm
Plot Size:	1152 - 1185 sqm

ROYAL BAY
SEAFRONT VILLAS



0 mins | 15 mins | 2 mins | 10 mins Cap St Georges

This exclusive residential complex features six different types of Seafront villas with up to 7 bedrooms, each designed to provide ultimate comfort, style, and relaxation.

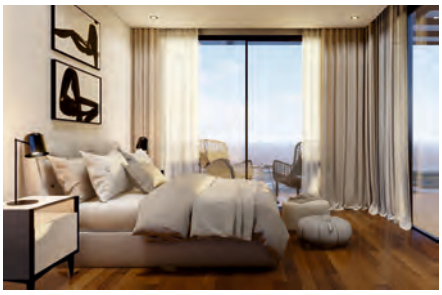
Royal Bay Seafront Villas offers easy access to the beach and a variety of restaurants, cafes, and shops.

Perched on a serene location with elevation above sea level, heavenly gardens, a clubhouse with a 24-hour reception, eclectic restaurants, a private gym and fitness facilities, first-class security, and an extensive range of quality amenities.

Details:

Location:	Seafront Resort
Type:	Villas
Units:	22
Beds:	4 - 7
Pool:	Private
Status:	Under Construction
Total Covered:	282 - 430 sqm
Plot Size:	520 - 827 sqm

ROYAL BAY VILLAS



0 mins | 15 mins | On site | 5 mins Future Marina

Royal Bay Villas is a collection of incredible and unique 3-bedroom luxury spacious villas that offer stunning sea views, making them the perfect place to relax and unwind.

One of the standout features of these villas is their proximity to the resort clubhouse. Whether you want to enjoy a day of shopping or indulge in some fine dining, you'll find everything you need within easy reach.

Details:

Location:	Seafront Resort
Type:	Villas
Units:	13
Beds:	3
Pool:	Private
Status:	Under Construction
Total Covered:	164 sqm
Plot Size:	222 - 329 sqm

ROYAL BAY
APARTMENTS

0 mins | 15 mins | On site | 15 mins Cap St Georges

Introducing the exquisite Royal Bay apartments, where modern luxury meets breathtaking views of the Mediterranean Sea.

Nestled in a prime location, this residential complex features three blocks of spacious apartments designed to elevate your lifestyle.

Whether you're a young professional seeking a peaceful retreat or a family looking for a spacious abode, Royal Bay has something for everyone. The complex offers a range of apartments to suit your needs, from two-bedroom to three-bedroom units.

Details:

Location:	Seafront Resort
Type:	Apartments
Units:	21
Beds:	2 - 3
Pool:	Communal / Private
Status:	Under Construction
Total Covered:	100 - 168 sqm

SEA CAVES VILLAS

5 mins | 30 mins | 5 mins | 5 mins Future Marina

Sitting on a hillside at St. George, the project enjoys unobstructed panoramic sea views of one of the most idyllic areas of the island. The Sea Caves project is located at Cap St Georges Hotel & Resort with access to range of facilities and services and is only five minutes walk to the beach.

The villas are of high specifications and finishes, built in a large plot, offering privacy to the residents.

Details:

Location:	St. George
Type:	Villas
Units:	13
Beds:	3 - 5
Pool:	Private
Status:	Under Construction
Total Covered:	171 - 300 sqm
Plot Size:	200 - 940 sqm

SEAFRONT VILLA

On site | 30 mins | 2 mins | 7 mins Future Marina

This spectacular seafront villa is located in one of the most naturally beautiful areas of Cyprus, the St. George area with access to a range of facilities and services at Cap St Georges Hotel & Resort.

The villa has views of the natural scenery from every corner of the property and consists of a spacious living area with an open plan dining and kitchen, 5 bedrooms, a gym, a utility room and a covered garage.

It is constructed on a large plot with private mature gardens all around and a private swimming pool. This unique villa promotes privacy, quality, and unprecedented elegance.

Details:

Location:	Seafront
Type:	Villa
Units:	1
Beds:	5
Pool:	Private
Status:	Under Construction
Total Covered:	398 sqm
Plot Size:	1299 sqm

CORAL RESIDENCES —VILLAS—

On site | 25 mins | 2 mins | Adjacent to Future Marina

Coral Residences is a gated seafront resort in a remarkable location, within walking distance from the lively Coral Bay Avenue, with many restaurants, shops, bars and supermarkets and is adjoined to the future Paphos Marina.

The seafront clubhouse includes a reception, bar, gym and spa area.

Each of the 11 villas combines contemporary design elements with classic elegance and exhibits unique inferior features.

Coral Residences redefine the luxury lifestyle of living by the sea.

Details:

Location:	Seafront Resort
Type:	Villas
Units:	11
Beds:	4-7
Pool:	Private
Status:	Completed
Total Covered:	250-426sqm
Plot Size:	460- 680sqm

CORAL RESIDENCES
—APARTMENTS—

On site | 25 mins | 2 mins | Adjacent to Future Marina

All 20 Coral Residences apartments are finished with the highest specifications and brands and are within walking distance from the lively Coral Bay Avenue, with many restaurants, shops, bars and supermarkets and adjoined to the future Paphos Marina.

The seafront clubhouse includes a reception, bar, gym and spa area.

Coral Residences redefines the luxury lifestyle of living by the sea.

Details:

Location:	Seafront Resort
Type:	Apartments
Units:	20
Beds:	2
Pool:	Communal
Status:	Completed
Total Covered:	110 sqm

Meletis
Project

1 min | 30 mins | 5 mins | 7-10 mins Future Marina

The Meletis Project, located in majestic countryside, combines breathtaking sea views with complete seclusion.

This immaculate project is located on the West coast of Cyprus, set only a few meters away from the natural and clean beaches of Akamas National Park, while on the North, it borders with Akamas Forest.

Residents can enjoy the fresh air from the forest and at the same time experience the feeling of the sea breeze. Tranquillity is an essential element of the Meletis Project, adding to the overall experience.

The remarkable sunset that you can enjoy in the Meletis project is a scene of indescribable beauty, only visible in this particular area of Cyprus.

Details:

Location:	Meletis Forest
Type:	Townhouses
Units:	8
Beds:	4
Pool:	Private
Status:	Off Plan
Total Covered:	187 - 194 sqm
Plot Size:	238 - 500 sqm

INNER CITY

10 mins | 15 mins | 2 mins | 10 mins Paphos Harbour

Inner City apartments are contemporary buildings with spacious one-bedroom serviced apartments that offer concierge, housekeeping services, and private parking spaces.

The buildings are located in the city centre, next to the government offices, banks, shopping centres, schools, cafes and near the universities.

Our serviced apartments are designed so they can be offered to long-stay residents (either students or business people) or become a perfect base for a shorter trip.

Details:

Location:	City Center
Type:	Apartments / Shop
Units:	22
Beds:	1
Pool:	-
Status:	Off Plan
Total Covered:	60 - 190sqm

9 CiTy RESIDENCES

10 mins | 15 mins | 3 mins | 10 mins Paphos Harbour

City 9 Residences, located in an exclusive spot in the heart of Paphos, is a brand-new residential project that consists of 8 spacious two and three-bedroom apartments and a 4 bedroom penthouse that enjoys a private rooftop pool.

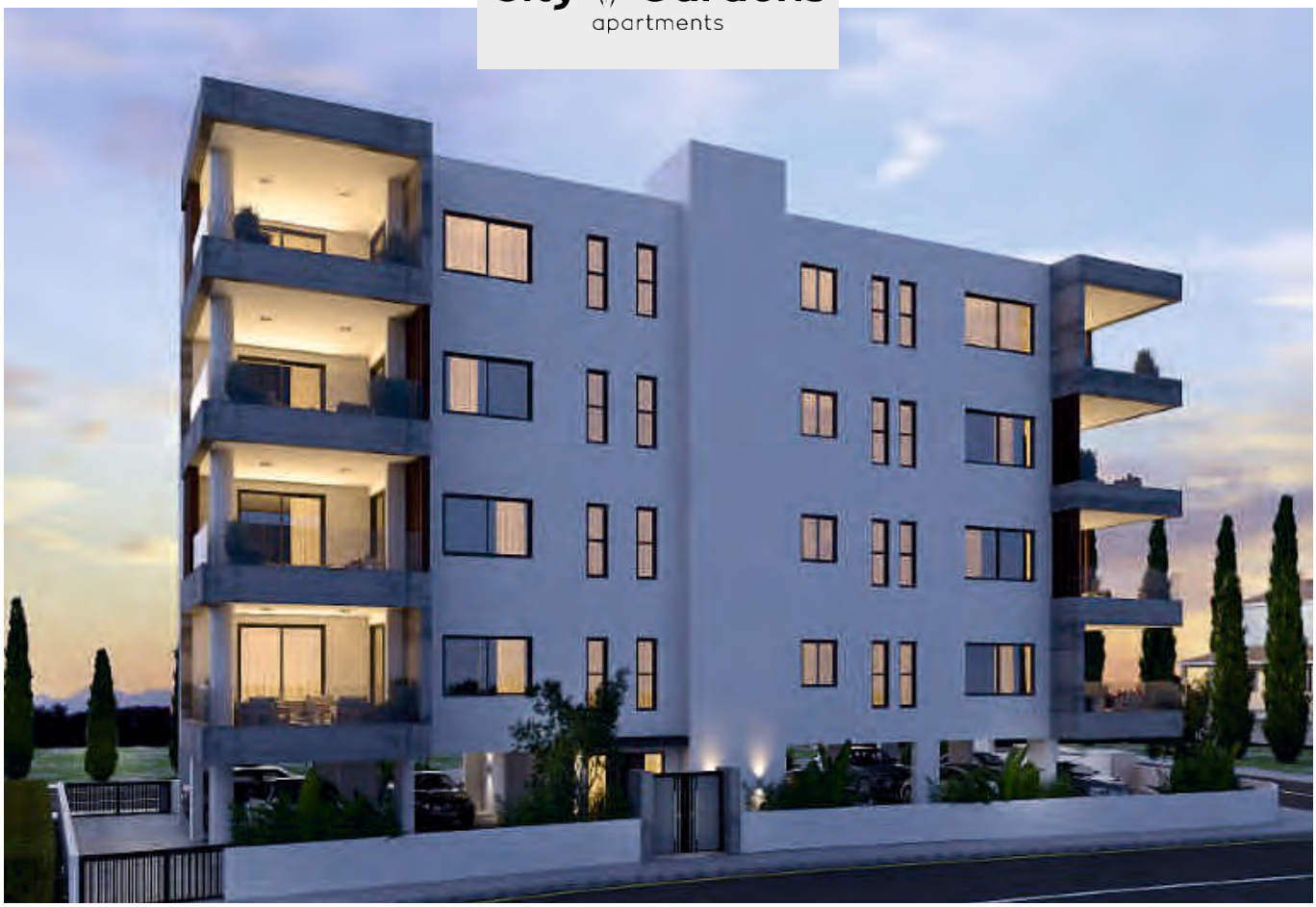
An exemplar of contemporary design, blending natural materials and bold lines, this residential project is ideal for contemporary luxury living in the city.

Each residence is architecturally designed to a high standard, featuring en-suite bathrooms, luxurious marbles, VRV heating, and air conditioning system, Italian-style furniture packages, recessed lighting installations, as well as large covered and uncovered verandas.

Details:

Location:	City Center
Type:	Apartments
Units:	9
Beds:	2 - 4
Status:	Under Construction
Total Covered:	132 - 230 sqm

City Gardens
apartments



10 mins | 15 mins | 2 mins | 10 mins Paphos Harbour

With its convenient location in the heart of Paphos and near parks, City Gardens is a modern and cosy complex.

There are two and three-bedroom apartments available, both with spacious living areas and verandas that offer views of the city, located within an opulent residential area well known for its comfort and convenience.

A unique and bespoke design, the project is of high-quality architecture and material finishes.

Details:

Location:	City Center
Type:	Apartments
Units:	8
Beds:	2 & 3
Status:	Under Construction
Total Covered:	103-127 sqm

GEORGIANA
RESIDENCES

2 mins | 30 mins | 2 mins | 2 mins Cap St Georges

These lovely 6 villas are located at St George, next to our flagship project, Cap St Georges Hotel & Resort. A short drive away is Coral Bay, a popular area that attracts thousands of visitors each year due to its famous sandy beaches and nightlife.

Georgiana Residences are of high specifications and finishes and is next to all the facilities such as supermarkets, schools, restaurants, and medical clinics and within walking distance from the serviced beach of Cap St Georges Hotel & Resort.

Details:

Location:	St George
Type:	Villas
Units:	6
Beds:	3 - 4
Pool:	Private
Status:	Completed
Total Covered:	181 - 258 sqm

GEORGIANA 2
RESIDENCES

2 mins

30 mins

2 mins

2 mins
Cap St Georges

Georgiana Residences 2 consists of four luxurious villas, each with a private pool and lush garden.

In addition to spacious open living and dining areas, fully equipped kitchens, luxurious en-suite bathrooms, and large windows, the original plan offers spectacular views of the outdoors.

Furthermore, it is only a short drive from the residences to Coral Bay, a popular beach with crystal clear "Blue flag" waters, while the beaches and all the facilities of Cap St Georges Hotel & Resort are just a short walk away.

Details:

Location:	St George
Type:	Villas
Units:	4
Beds:	3 - 4
Pool:	Private
Status:	Under Construction
Total Covered:	191- 259 sqm
Plot Size:	547 - 1097 sqm

PEGEIA GOLDEN VIEW VILLAS

5 mins | 25 mins | 2 mins | 5 mins Future Marina

A beautiful residential development of 57 villas located in the heart of Pegeia, a coastal suburb of Paphos.

The three-bedroom villas have a modern design with private swimming pools, roof terraces, breathtaking sea views, and beautifully landscaped gardens.

The location is fantastic as there are bakeries, fruit markets, medical centres, pharmacies, schools, supermarkets, restaurants, bars, gyms, and bus stop, all within a short walking distance.

The famous Coral Bay serviced beach and the future Paphos Marina are only a 5-minute drive away, making it an ideal choice for permanent living and investment.

Details:

Location:	Pegeia Center
Type:	Villas & Semi-detached villas
Units:	57
Beds:	3
Pool:	Private / Communal
Status:	Under Construction
Total Covered:	124 - 391 sqm
Plot Size:	105 - 472 sqm

avakas

2 mins | 30 mins | 5 mins | 5-10 mins Future Marina

Situated next to the Akamas Peninsula, the natural park protected by UNESCO these 3 - 4 bedroom private villas offer privacy and enjoy superb views of the Mediterranean coastline and greenery. Each villa is individually styled, with its private pool, offering the optimum stylish living.

An excellent investment opportunity that is ideal for a permanent or holiday home.

The two beaches (St George and Akamas) are just a 10-minute walk away and the TLC Private English School is only a 5-minute walk away.

Details:

Location:	Akamas
Type:	Villas
Units:	4
Beds:	3 - 4
Pool:	Private
Status:	Under construction
Total Covered:	164 - 300 sqm
Plot Size:	600 - 1090 sqm

akámas 3

2 mins | 30 mins | 5 mins | 10 mins Future Marina

The complex, which consists of 9 Villas, is located next to the UNESCO-protected forest of Akamas.

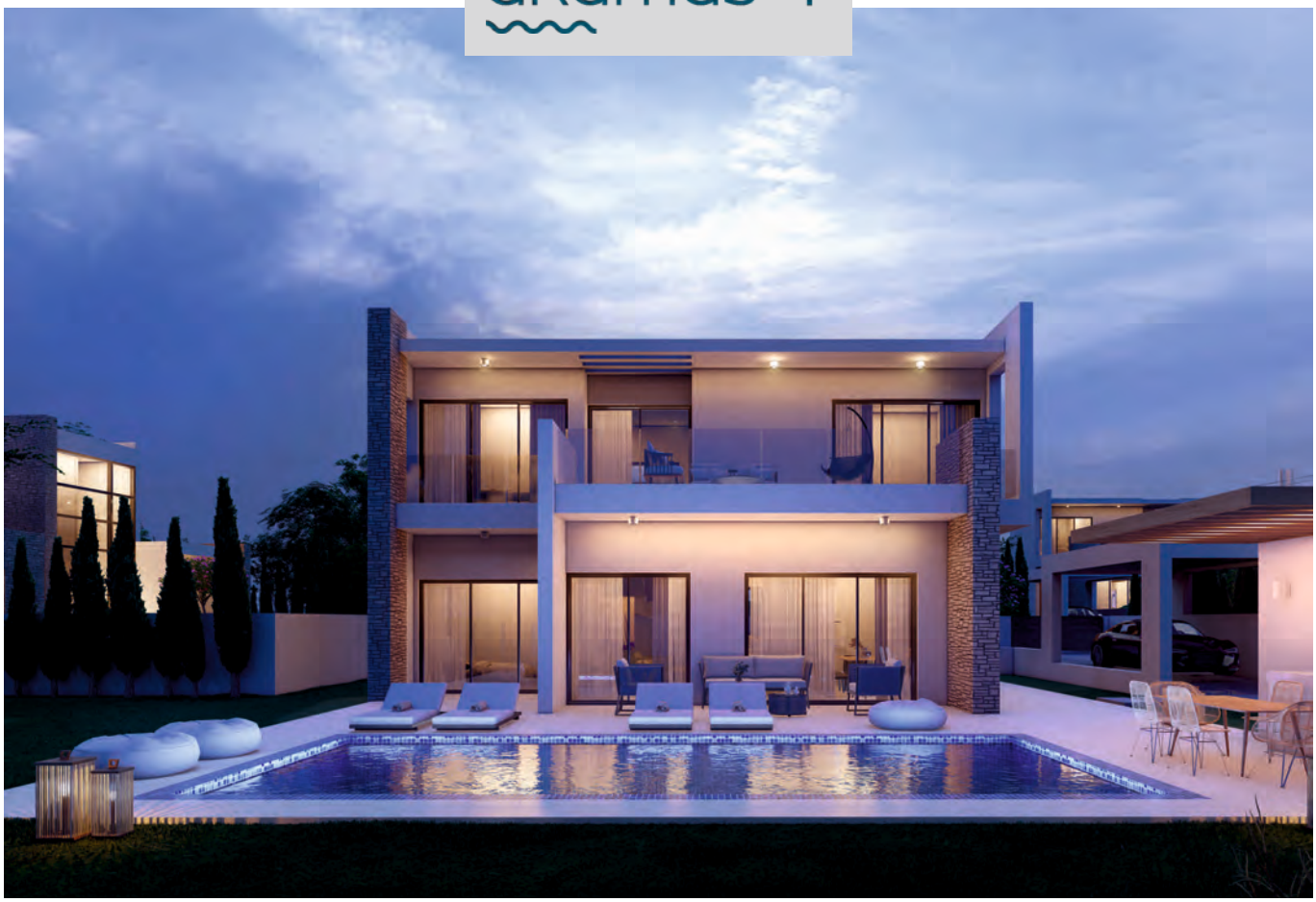
These villas have breathtaking views of the Mediterranean coastline. From the gated entrance into the private cul de sac to the high-quality finishes throughout the properties, all villas are individually designed, with a choice of 3 and 4 bedrooms, offering the optimum in stylish living.

The ideal choice for a vacation home or permanent residence, as well as an excellent investment opportunity.

Details:

Location:	Akamas
Type:	Villas
Units:	9
Beds:	3 - 4
Pool:	Private
Status:	Completed
Size:	185 - 245 sqm
Plot Size:	393 - 608 sqm

akámas 4



2 mins | 30 mins | 5 mins | 10 mins Future Marina

The Akamas 4 project consists of ten contemporary luxurious villas nestled on top of a picturesque hill.

The gated project is located on the border of Akamas National Reserve Park, a NATURA 2000 site, home to hundreds of animal species and plants with stunning scenery overlooking the Mediterranean sea and Akamas forest.

The Cap St Georges Hotel & Resort is located only 5 minutes away from Akamas 4.

Details:

Location:	Akamas
Type:	Villas
Units:	10
Beds:	3 - 4
Pool:	Private
Status:	Under Construction
Total Covered:	200 - 300 sqm
Plot Size:	600 - 1080 sqm

Villa Maniki

2 mins | 30 mins | 2 mins | 2 mins Cap St Georges

This lovely 4-bedroom villa is located at St George, a 2-minute walk to the beach and next to our flagship project, Cap St Georges Hotel & Resort, where owners will enjoy all of the amenities and services of the hotel.

The celebrated Coral Bay, a popular beach with crystal clear "blue-flag" waters, is only a short drive from the residences, whilst the serviced beach of Cap St Georges Hotel & Resort is within walking distance.

Details:

Location:	St George
Type:	Villa
Units:	1
Beds:	4
Pool:	Private
Status:	Completed
Size:	216 sqm
Plot Size:	1154 sqm

perivoli villas

2 mins | 30 mins | 5 mins | 10 mins Future Marina

Experience the ultimate blend of luxury and nature at Perivoli Villas, where breathtaking views of the Mediterranean sea meet the tranquillity of nature.

Our 5 spacious villas, designed with contemporary flair and modern architecture, boast four bedrooms and stunning interior furnishings that embody comfort and style.

Get ready to immerse yourself in the beauty of the surroundings and indulge in the ultimate holiday experience.

Details:

Location:	Cap St Georges/Perivoli Farm
Type:	Villas
Units:	5
Beds:	4
Pool:	Private
Status:	Under Construction
Total Covered:	234sqm
Plot Size:	615 - 647 sqm

Lara Residences

2 mins | 30 mins | 5 mins | 10 mins Future Marina

Discover the epitome of luxury living at Lara Residences - a collection of six exquisite villas nestled close to the Akamas National Park, a UNESCO-protected site.

Our spacious villas, featuring a stunning interior design crafted by our talented architects, offer breathtaking views that will leave you in awe.

With proximity to the pristine and crystal-clear "Xerolimni" beach in St George Area in Pegeia, you can enjoy the ultimate beach getaway experience.

Details:

Location:	Akamas
Type:	Villas
Units:	6
Beds:	3
Pool:	Private
Status:	Under Construction
Total Covered:	193 - 199 sqm
Plot Size:	570 - 630 sqm

STAY TUNED FOR OUR **LUXURIOUS** UPCOMING PROJECTS

With a strong regional presence and local knowledge built over 30 years, our company has established a solid reputation in the world of real estate development, emerging as one of the most dynamic and fastest-growing real estate developers.

OFFICE BUILDINGS

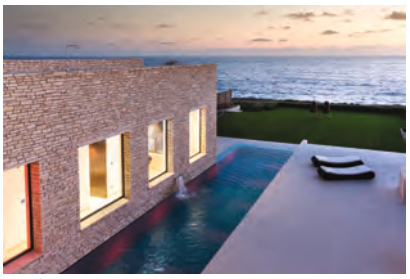
Brand new office building blocks with an open plan, bright environment, and luxury finishes. A perfect location in the heart of the city.

- 2 mins Municipality of Paphos
- 3 mins District Governmental Offices
- 3 mins Paphos Court
- 2 mins Old Town

RESIDENTIAL BUILDINGS

Beautifully designed, high quality and long-term investment properties for sale in one of the most privileged areas in the centre of Paphos.

- 10 mins
- 15 mins
- 2 mins
- 10 mins Future Marina



KORANTINA HOMES

With over 30 years of experience in developing some of the most luxurious, high aesthetic, projects in Cyprus, Korantina Homes has become the most reputable name in the development of luxury and exclusive properties.

Our company emphasizes establishing long-lasting relationships with our clients by offering personalized services.

Our award-winning flagship resorts, Cap St Georges, Coral Residences and Soho Resort have attracted exclusive clientele from every corner of the globe including several celebrities and internationally renowned jet setters.

Our group has also expanded into the tourism & hospitality sector by developing the deluxe 5 star Cap St Georges Hotel located at the Cap St Georges Resort.

KORANTINA HOMES

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