



alice

Park Residence

Acropolis Area

alice
Park Residence

STEP INTO A WORLD OF YOUR OWN

Elegant. Private.
Unexpectedly different.



THE STORY BEGINS HERE

Beyond the Expected

At ALICE, everyday living is elevated into something quietly extraordinary.

A residence conceived for those who value discretion, architectural clarity, and the rare privilege of occupying an entire floor. Rising across just four levels, with one two-bedroom residence on each floor, ALICE PARK RESIDENCE offers an exceptional sense of privacy.

This boutique concept transforms daily living into something more intentional.

A considered urban sanctuary.







A VERTICAL SIGNATURE

Elevated. Singular. Distinct.

Four floors. Four residences.

One apartment per level, a rare expression of privacy in vertical form. Clean architectural lines, expansive glass-fronted balconies, and vertical shading elements create a modern, confident façade. Daylight emphasises its clean lines and vertical form.

Evening lighting accentuates its scale, depth, and contemporary character.

A private tower in the city.



DESIGNED FOR THE WAY YOU LIVE

Your Private Chapter.

Each floor hosts a single two-bedroom residence; a rare one-apartment-per-level concept that ensures complete privacy.

Spacious open-plan living and dining areas define a home designed for ease and flow.

Expansive glass-fronted balconies seamlessly extend the interiors, maximising light and openness. The fourth-floor apartment boasts its own private roof garden, a special outdoor retreat for quiet moments.

Clean architectural lines, full-height cabinetry, refined material selections, and statement kitchen islands create timeless, bespoke interiors.

Every detail is intentional. Every space is functional.

Comfort is not an addition. It is the foundation.









THE ART OF THE INVISIBLE

Technical precision that you don't see, but feel.

Advanced infrastructure supports the simplicity of the design:

- A high-quality pipe-in-pipe hydraulic system.
- Central water storage, pressure systems, softening treatment, and individual filtration.
- Underfloor heating, concealed air-conditioning, and VRV technology.
- Photovoltaic panels serve both the common areas and each residence, reinforcing energy efficiency.

Invisible in appearance. Essential in performance.









SHARED SPACES & LOBBY

Entering the World of Alice.

The common areas mirror the quality of the residences.

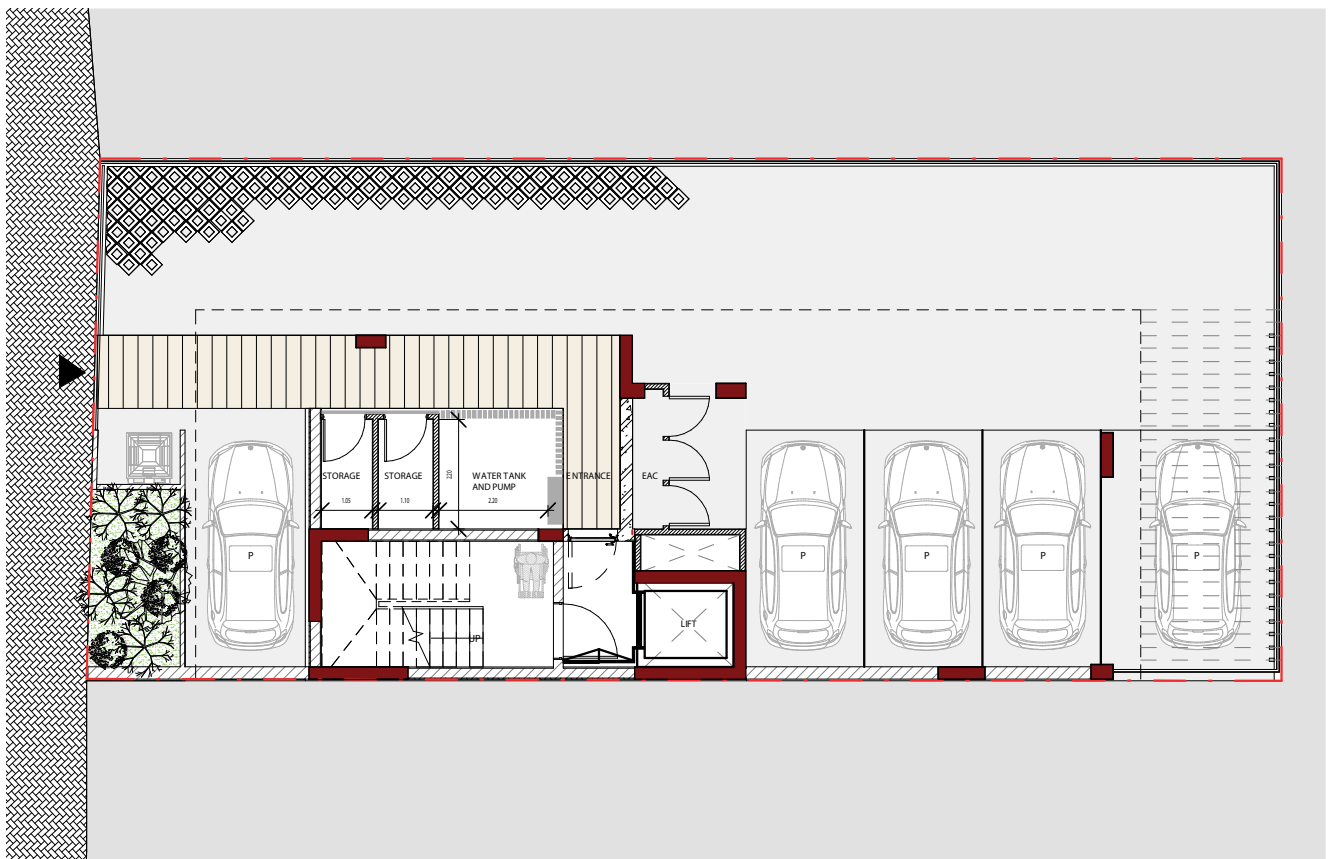
Lift lobbies feature refined panelling and integrated lighting with automated sensors.

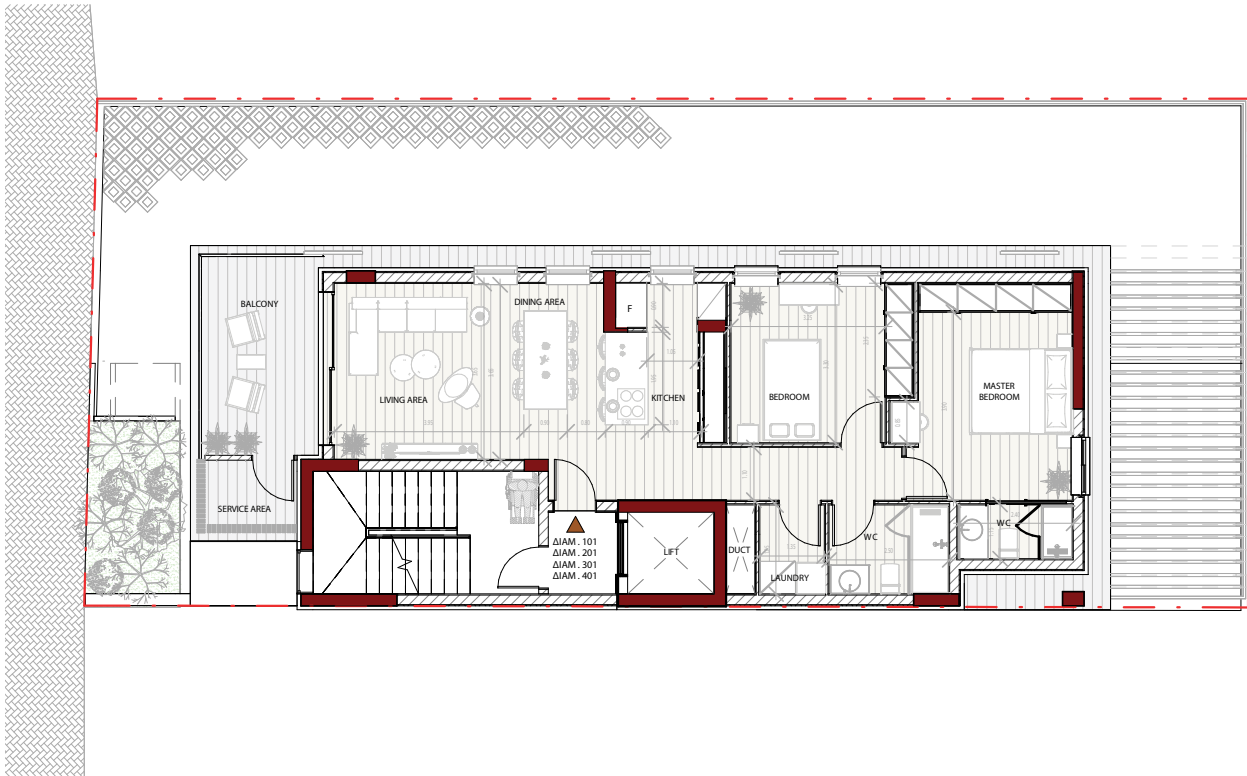
Secure access ensures privacy at all times.

Each residence includes one parking space and one private storage room.

Consistency in every detail.

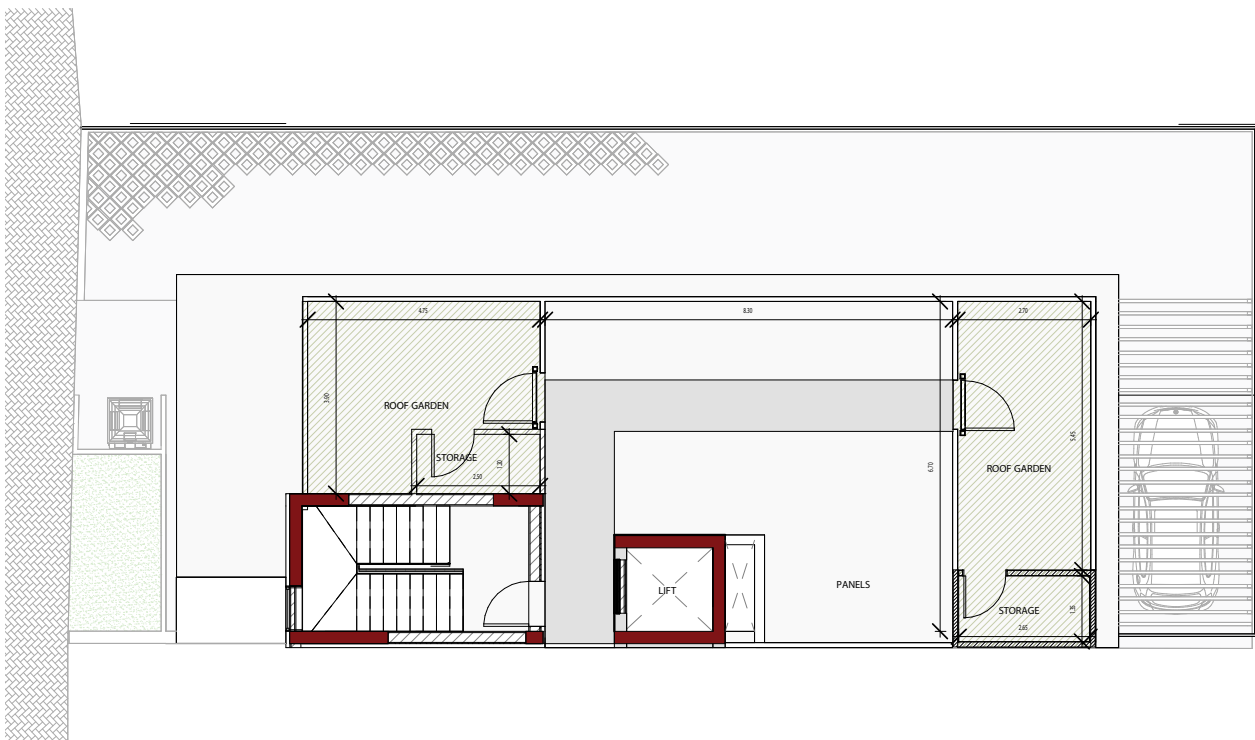
GROUND FLOOR





TYPICAL FLOOR

ROOF PLAN





SECTION 1

SECTION 2 / SECTION 3





ELEVATIONS EAST-WEST

NORTH ELEVATION



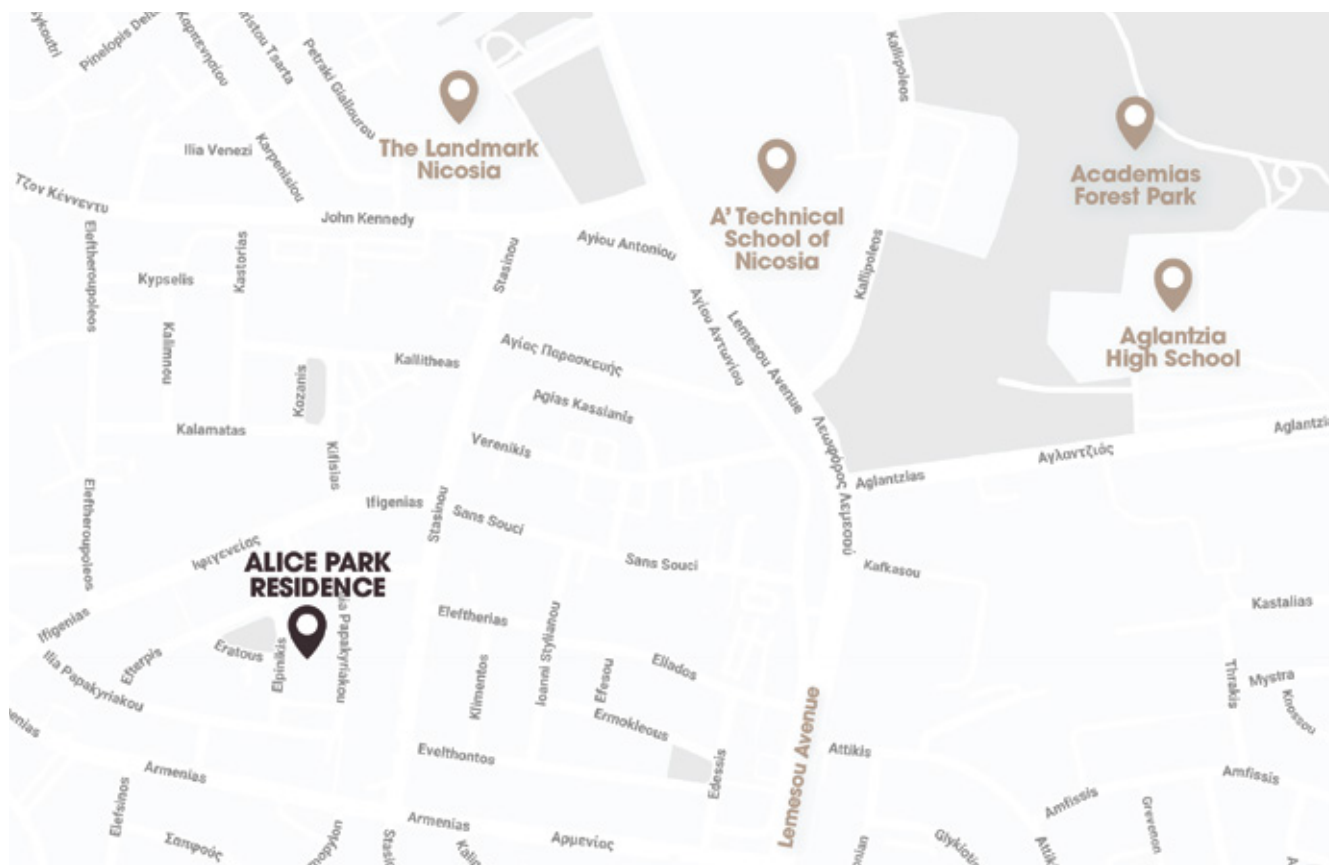
A PRIME ADDRESS IN ACROPOLIS

Privately Within Reach.

Located in one of Nicosia's most desirable residential districts, ALICE PARK RESIDENCE combines central positioning with neighbourhood tranquillity.

With direct access to the commercial centre, top schools, and everyday conveniences, everything is within reach; yet privacy and calm remain uncompromised.

Connection and retreat, perfectly balanced.



ALICE PARK RESIDENCE

Four-storey apartment in Strovolos.

Project embassy table,
with contribution from conservators.

Number of Apartments	Enclosed Areas	Covered Area/ Verandas (M2)	Uncovered Areas/ Verandas (M2)	Uncovered Areas/Engine Room (M2)	Storage	Number of Storage	Number of Parking Space
101	86.8	11.9	-	3.3	3.1	101	101
201	86.8	11.9	-	3.3	3	201	201
301	86.8	11.9	15.25	3.3	4.5	301	301
401	86.8	11.9	15.3	3.3	3.5	401	401





THE ESSENCE OF CONTEMPORARY LIVING



GOLD HERITAGE PROPERTIES

A Signature You Can Trust

Defined by quality.

Delivered with integrity.

Built to endure.



GOLD HERITAGE

www.goldheritage.com.cy