



HILLTOWN
CYPRUS

More Than a Summer House...

by TOROS INVEST

Greetings

Welcome to Hilltown Cyprus, where diversity becomes a masterpiece and every element harmonizes to elevate your lifestyle. From luxurious homes with breathtaking views to exclusive resort experiences and promising rental income advantages.

Hilltown Cyprus is more than a destination; it's a symphony of modern living. Discover the essence of diverse elegance, where homes, luxury, exclusivity, the future, and leisure seamlessly converge. Your journey to a life enriched with harmony starts here.

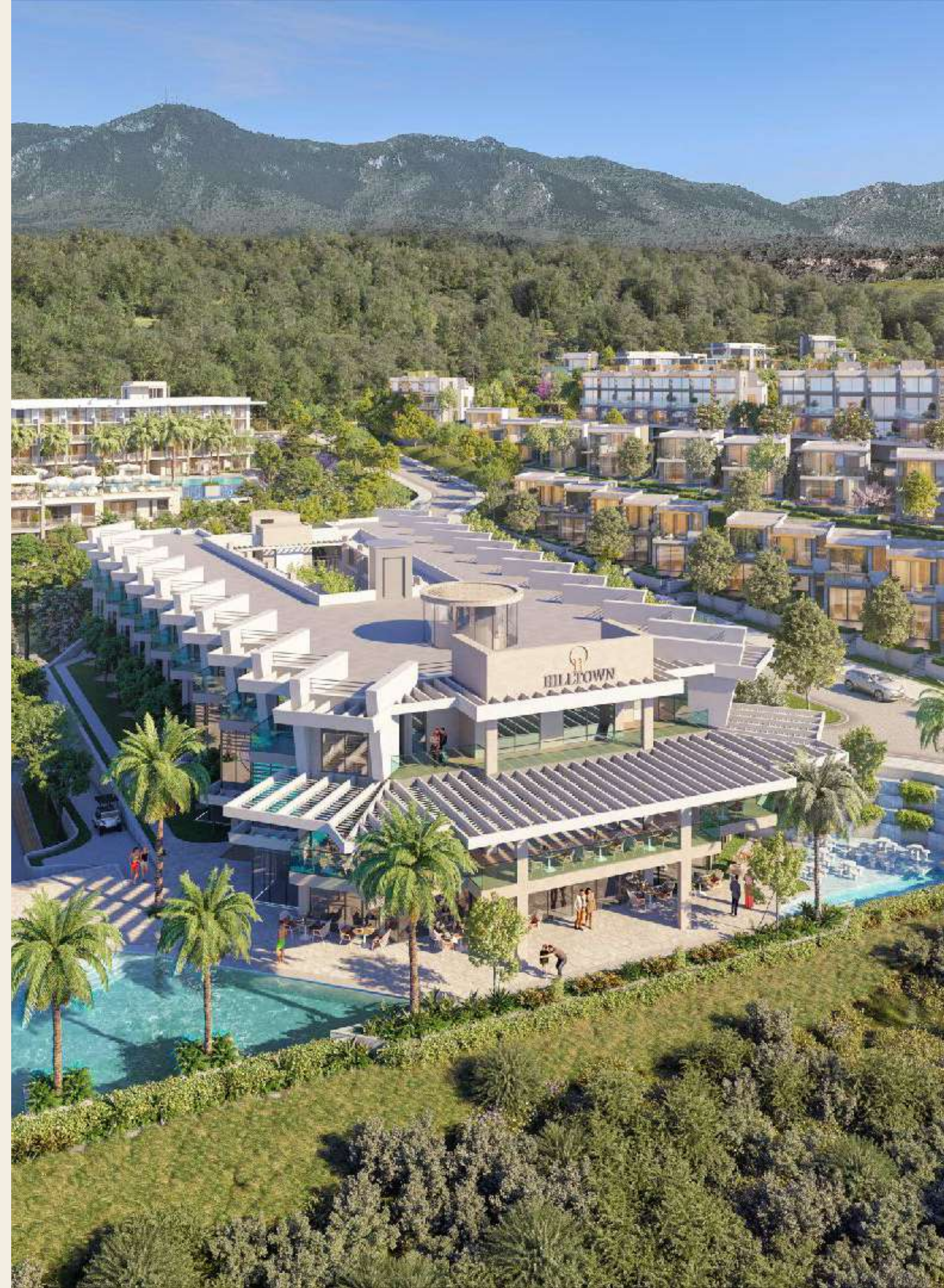
At Hilltown Cyprus, we unite precision engineering with captivating design, weaving sustainability into the very fabric of our living areas. Each residence is a testament to our commitment to excellence, where cutting-edge engineering meets thoughtful design, all in harmony with a sustainable future.

Your life's next chapter is awaiting you and you may start with this elegance adventure with just turning the pages



Hasan Parsaoglu
DIRECTOR
CIVIL ENGINEER

HILLTOWN CYPRUS by TOROS INVEST





WHY NORTHERN CYPRUS?

Cyprus, the third largest island in the Mediterranean, welcomes around 3 million tourists annually with its natural beauty, unique beaches, and nearly 10 months of clean and sunny weather.

NorthCyprus has been identified as one of the safest countries among 106 countries in research and stands out with its peaceful and lively island life.

According to an article published in Forbes magazine, Northern Cyprus, which seems to be the best coastal country for real estate investment in 2021, especially draws the attention of European investors with its concept projects and high rental income in British Pounds in recent years.

The world's best buys on beachfront property in 2021 are to be found in Northern Cyprus, Colombia, Brazil, Mexico, and Belize.

#1: Northern Cyprus

Kathleen Peddicord, 05.02.2021 Forbes

"The best opportunities for property investment in 2024 are found in these five affordable, high-value markets. Northern Cyprus—47% Savings Relative To The U.S. Market"

Kathleen Peddicord, 30.11.2023 Forbes

WHY ESENTEPE?

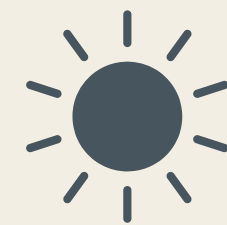
The rising trend of holiday homes worldwide is finding a whole new space in Esentepe with optimal building conditions.

Esentepe region, with its unique sunset, sea, and nature views, **is one of the most popular areas on the island** for both real estate investors and property developers.

Thanks to low building density, Esentepe offers a life closely intertwined with nature, combining comfort and healthy living with its unique climate and oxygen-rich air.

Projects with an **average payback period of 10-12 years** through rental income are especially favored by investors from the UK, Germany, Russia, and Scandinavian countries.

Located in the center of important settlements in Cyprus, Esentepe will be approximately 30 minutes away from Ercan Airport via the Nicosia - Çatalköy road currently under construction by the Republic of Turkey.



RESERVE YOUR DREAMS



HILLTOWN CYPRUS by TOROS INVEST

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HILLTOWN
BEACH CLUB

HILLTOWN
VISTA

HILLTOWN
RESORT

HILLTOWN
LIMITED

HILLTOWN
SUITS

HILLTOWN
CYPRUS

A MASTERPIECE OF DIVERSITY

Vista for homes, Resort for luxury, Limited for exclusivity, Suit for the future, and Beach for leisure.

Elevate your lifestyle, where every element sings harmony. Experience the added advantage of seamless rental income opportunities, as Hilltown's unique integration with the hotel ensures expert management and lucrative returns for home investors.

Forest

Forest



MORE THAN A SUMMER HOUSE



Forest



Forest



THE WORLD OF HILLTOWN CYPRUS

WHERE LUXURY MEETS PROFITABLE LIVING HILLTOWN RESORT

Unlock a world of exclusive privileges with Hilltown Resort, where luxury living extends beyond the hotel walls for our admired homeowners. When you choose to buy a house within our prestigious project, you're not just acquiring a residence; you're gaining access to a lavish lifestyle created for delicate tastes.

HILLTOWN CYPRUS by TOROS INVEST

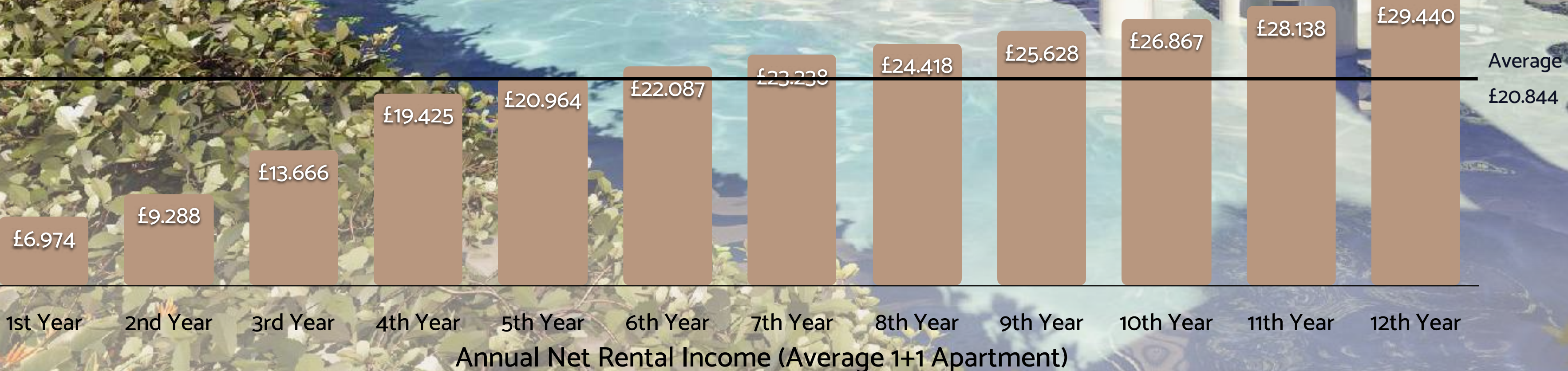


ROI
20.844£/Year
 10-12 YEAR
 AVERAGE PAYBACK
 PERIOD

H
HILLTOWN
 RESORT

**RENT YOUR HOME
 AS A HOTEL**

With an international brand overseeing the hotel management, you can rest assured that your property is in expert hands. Hilltown Cyprus isn't just a residence; it's a strategic investment, promising a lifestyle that combines the best of residential comfort and profitable returns.





HILLTOWN
RESORT

RENT YOUR HOME AS A HOTEL

Enjoy preferential treatment with VIP access to the resort's amenities, personalized concierge services, and special discounts on world-class dining experiences. Your home isn't just a sanctuary; it's your gateway to a seamless blend of residential comfort and resort-style opulence.

HILLTOWN CYPRUS by TOROS INVEST



RENEW, REFRESH,

Indulge in a sanctuary of well-being at Hilltown Resort, where our world-class wellness services redefine relaxation and rejuvenation, ensuring a holistic experience for mind, body, and soul.

INFINITY
POOL

SPA &
MASSAGE

SAUNA

VITAMIN
BAR

TURKISH
BATH

STEAM
ROOMS

GYM

REGENERATION
ROOMS





EVERY DAY UNFOLDS IN ADVENTURE

Discover an abundance of outdoor adventures at Hill Town Cyprus all in one spectacular destination

MINI GOLF

PADEL TENNIS COURT

BASKETBALL COURT

YOGA TERRACE

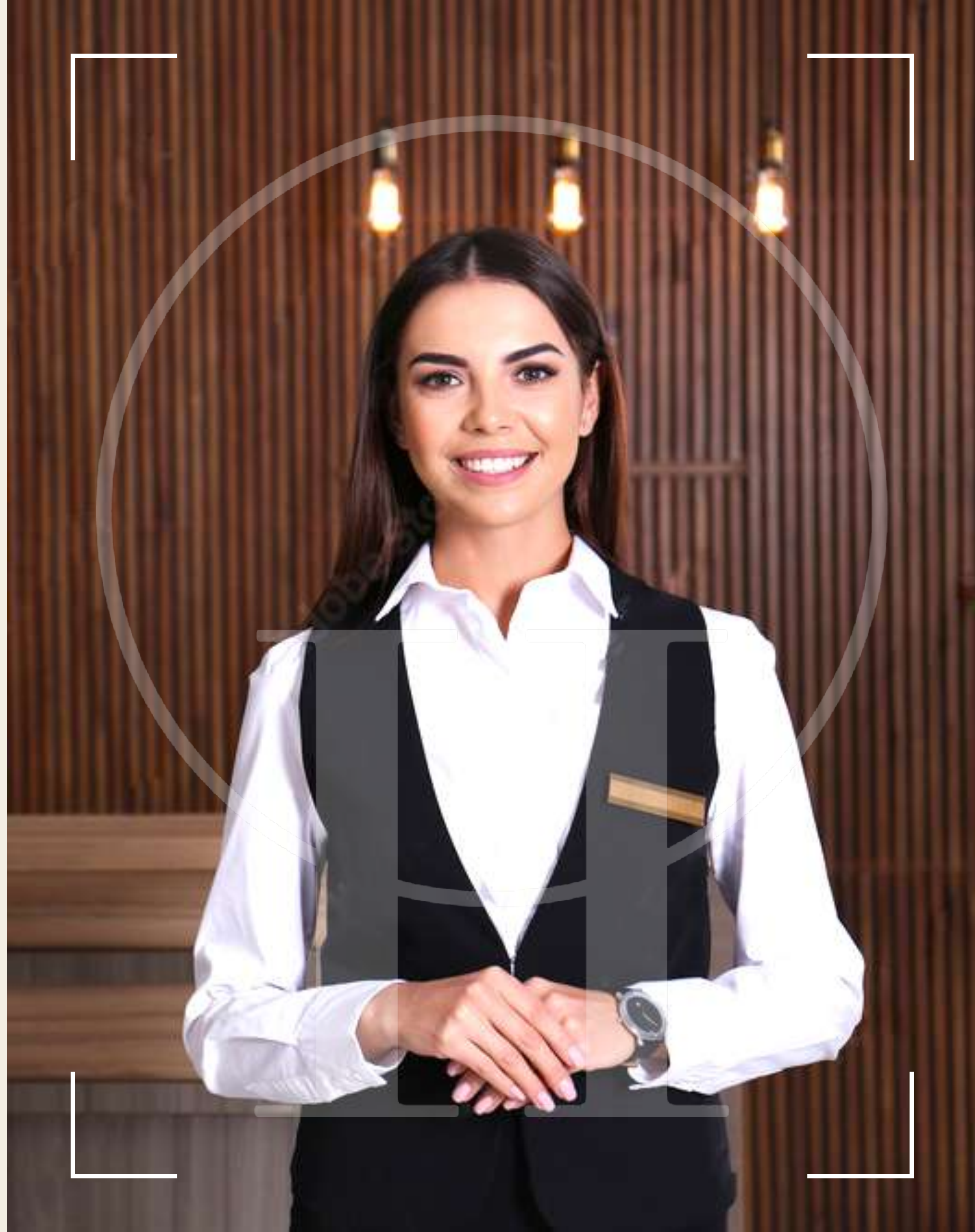
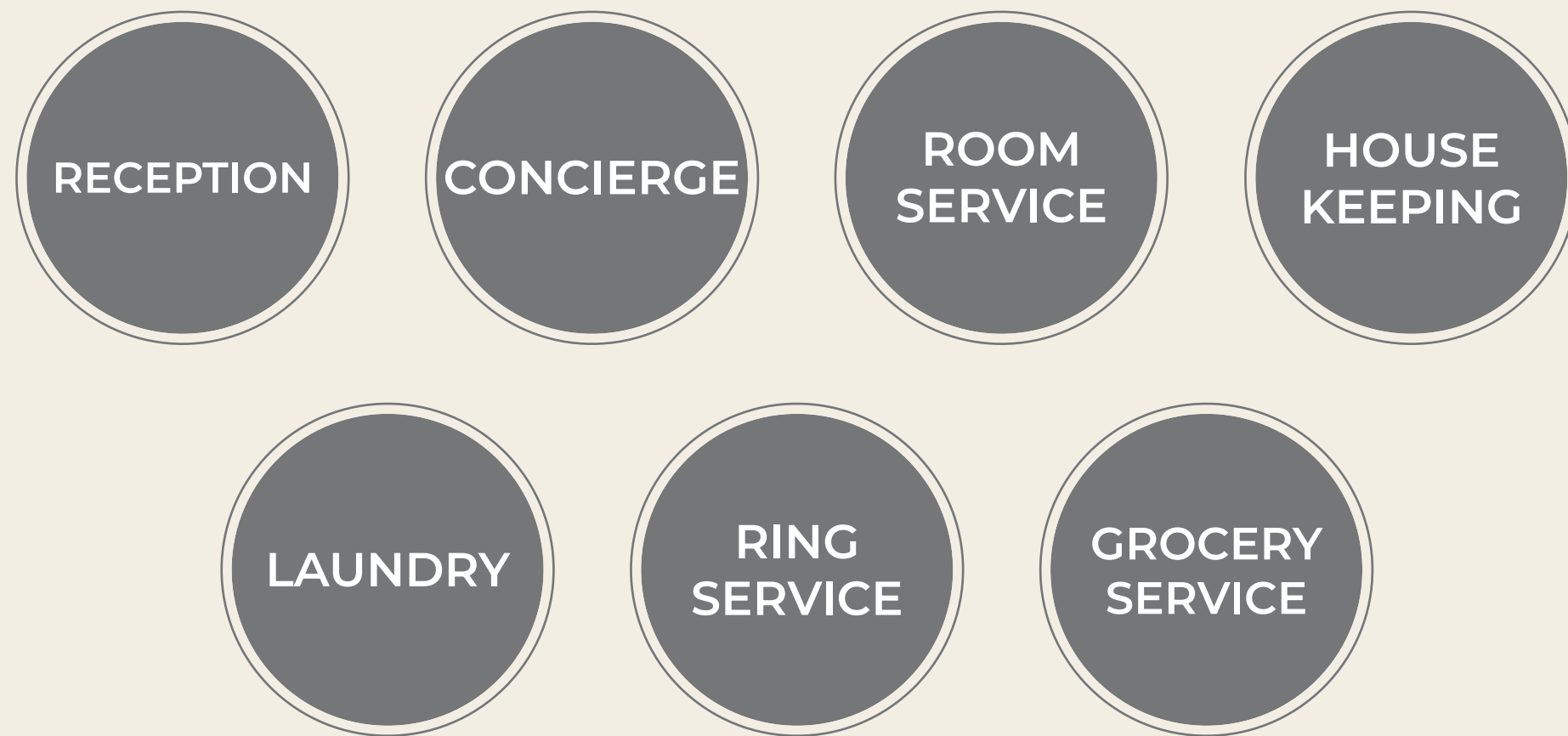
TRACKING PATH

CLIMBING WALL

KID'S PLAYGROUND

EVERY SERVICE IS A SYMPHONY OF LUXURY

At Hilltown Resort, every detail is attended to with impeccable care. From our personalized concierge and room service to flawless housekeeping and convenient laundry services, we ensure a seamless and luxurious experience, so you can indulge in every moment of your living with utmost ease.



SEASIDE SERENITY,
EXCLUSIVE LIVING
HILLTOWN BEACH





HILLTOWN
BEACH CLUB

*One & Only
Beach Club*
In Esentepe

Hilltown Beach Club stands alone in coastal elegance.

Our unique design captures the essence of the Mediterranean, providing an exclusive retreat by the sea. Indulge in comfort, savor delights at our restaurant and immerse yourself in the beauty of the region's only beach club.



SEASIDE BLISS, UNRIVALED LUXURY

Unmatched coastal elegance,
where unique design meets
Mediterranean indulgence.

At Hilltown Cyprus, homeowners
revel in the ultimate privilege –
complimentary access to the
exclusive Beach Club, where
every day unfolds in seaside
sophistication and leisure,
completely free of charge.

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HILLTOWN CYPRUS BY TOROS INVEST

***One & Only
Beach Club***
In Esentepe





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HILLTOWN CYPRUS 6700005 WEST



HILLTOWN
CYPRUS

INSPIRED LANDSCAPE DESIGN

Hilltown's special landscape design transforms living spaces into tranquil havens, seamlessly blending nature's beauty with modern luxury.

At Hilltown Cyprus, our commitment to sustainability extends to using endemic plants in our landscape design.



ART AND SUSTAINABILITY

By embracing these resilient plants, we not only enhance the natural beauty of our surroundings but also significantly lower maintenance costs, aligning with our dedication to a greener and more efficient future





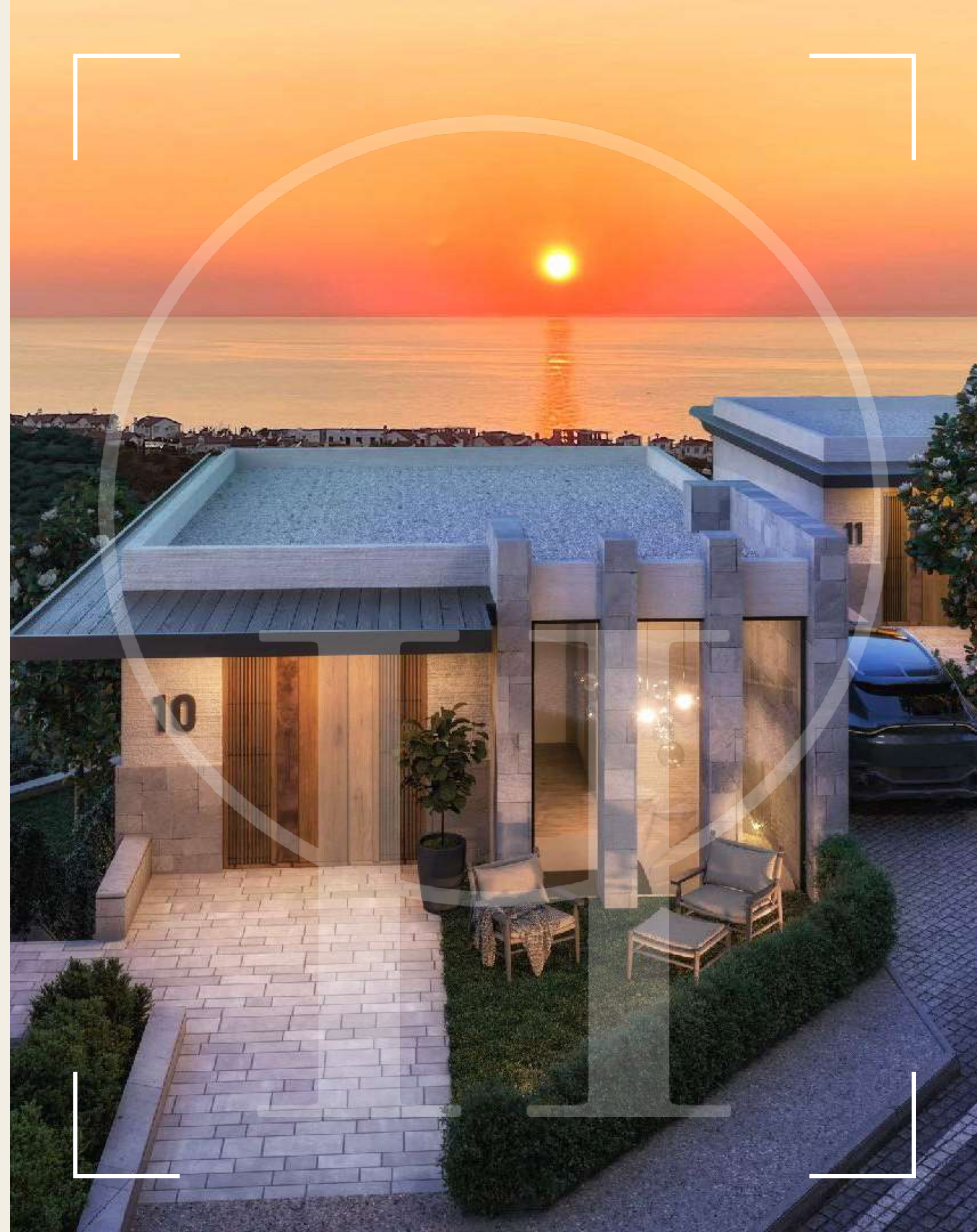
HILLTOWN
CYPRUS

ART AND SUSTAINABILITY

Hilltown Cyprus: Where Beauty Meets Sustainability in Every Landscape Detail.

EVERY SUNSET TELLS A STORY; HILLTOWN VISTA

Hilltown Vista homes: unveil the extraordinary.
Each residence, a symphony of stunning sea, mesmerizing forest, and spectacular landscape views.





HILLTOWN
VISTA

1+1 GARDEN SUITS

**SIGNATURE OF
DISTINCTIVE LIVING**

Experience the epitome of refined living at Hilltown Vista, whether surrounded by lush greenery in the Garden Suites.

1+1 GARDEN SUITS C2

ROOM	NET AREA
LIVING AREA	24,35 m ²
BEDROOM	12,97 m ²
BATHROOM	3,9 m ²
HALL / CORRIDOR	4,54 m ²
TERRACE	18,17 m ²
SUN & POOL GARDEN	20,61 m ²
TOTAL NET (CLOSED)	45,76 M²
TOTAL NET (OPEN)	38,78 M²
TOTAL GROSS	72,96 M²



1+1 GARDEN SUITS C3

ROOM	NET AREA
LIVING AREA	24,35 m ²
BEDROOM	13,4 m ²
BATHROOM	3,71 m ²
HALL / CORRIDOR	4,22 m ²
TERRACE	18,17 m ²
SUN & POOL GARDEN	10,22 m ²
TOTAL NET (CLOSED)	45,68 M²
TOTAL NET (OPEN)	28,39 M²
TOTAL GROSS	72,56 M²





24 1+1 SUIT VILLAS

HILLTOWN CYPRUS by TOROS INVEST

GARDEN FLOOR



1ST FLOOR



	NET AREA
LIVING AREA	32,82 m ²
BEDROOM	15,13 m ²
BATHROOM	3,63 m ²
WC	1,92 m ²
STAIRS	4,86 m ²
VIEW TERRACE	7,17 m ²
GARDEN TERRACE	7,2 m ²
ZEN GARDEN	20,33 m ²
TOTAL NET (CLOSED)	58,36 M²
TOTAL NET (OPEN)	34,7 M²
TOTAL GROSS	85,66 M²



25 2+1 LOFT PENTHOUSES C2

ROOM	NET AREA
LIVING AREA	24,35 m ²
MASTER BEDROOM	12,09 m ²
MASTER BATHROOM	3,87 m ²
BEDROOM 1	10,78 m ²
BATHROOM	3,9 m ²
CELLAR	4,04 m ²
HALL / CORRIDOR	6,67 m ²
HALL + STAIRS	11,4 m ²
BALCONY 1	7,46 m ²
PARENT TERRACE	7,44 m ²
ROOF TOP	37,22 m ²
TOTAL NET (CLOSED)	77,1 M²
TOTAL NET (OPEN)	52,12 M²
TOTAL GROSS	148,65 M²

HILLTOWN CYPRUS by TOROS INVEST



2+1 LOFT PENTHOUSES C3

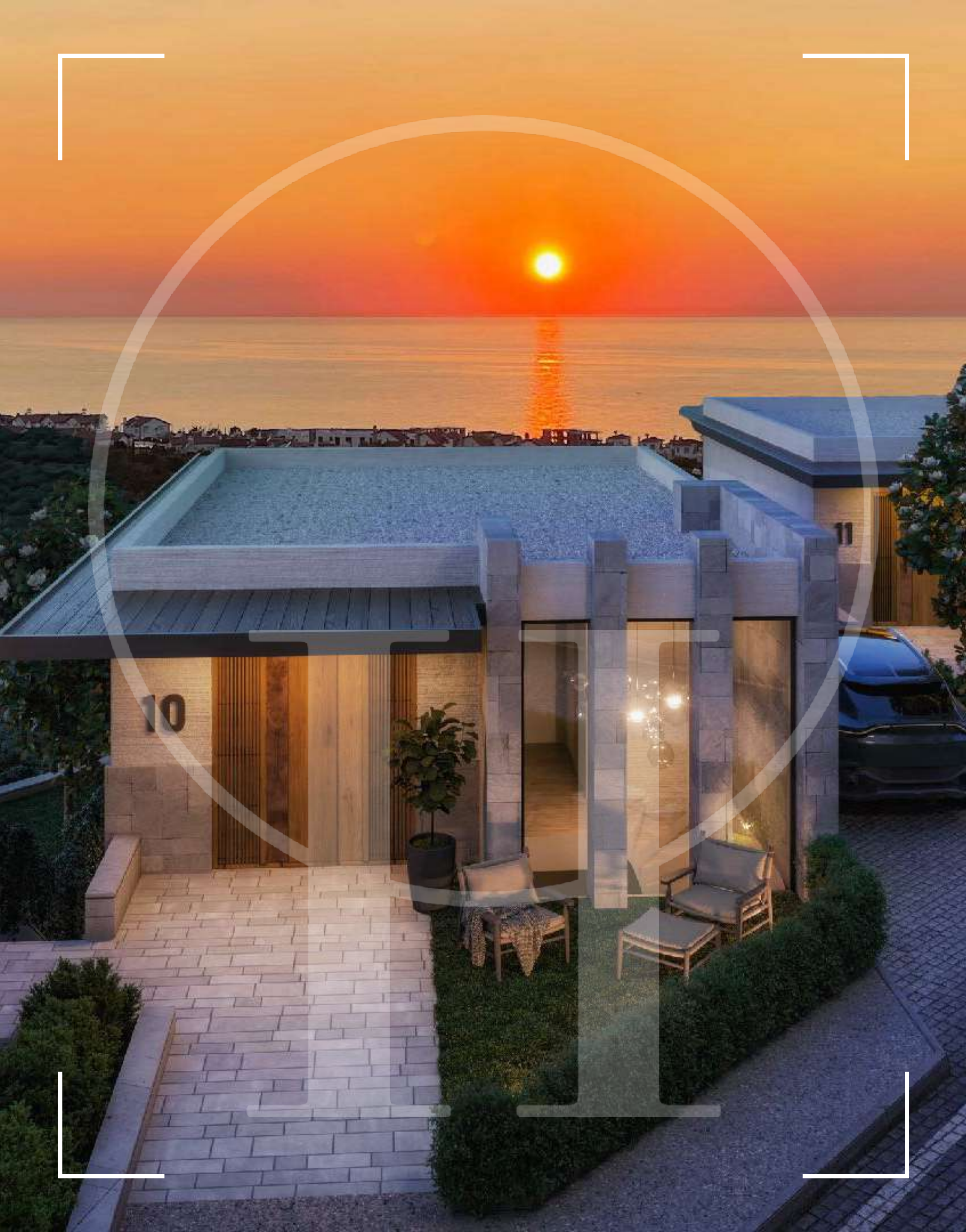
ROOM	NET AREA
LIVING AREA	24,35 m ²
MASTER BEDROOM	12,09 m ²
MASTER BATHROOM	4 m ²
BEDROOM 1	9,8 m ²
BATHROOM	3,71 m ²
CELLAR	3,01 m ²
HALL / CORRIDOR	6,28 m ²
HALL + STAIRS	8,87 m ²
BALCONY 1	7,46 m ²
PARENT TERRACE	8,36 m ²
ROOF TOP	33,8 m ²
TOTAL NET (CLOSED)	72,11 M²
TOTAL NET (OPEN)	49,62 M²
TOTAL GROSS	146,96 M²



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HILLTOWN CYPRUS by TOROS INVEST

ELEGANCE MEETS MEDITERRANEAN BLISS



HILLTOWN
CYPRUS



HILLTOWN
VISTA

3+1 VISTA VILLAS

REDEFINING MODERN LIVING

Hilltown Vista's 3+1 villas redefine modern living with optimal design and luxury. Enjoy private pools, lush gardens, and captivating sea views.

These homes seamlessly blend elegance and functionality, offering a transformative living experience.

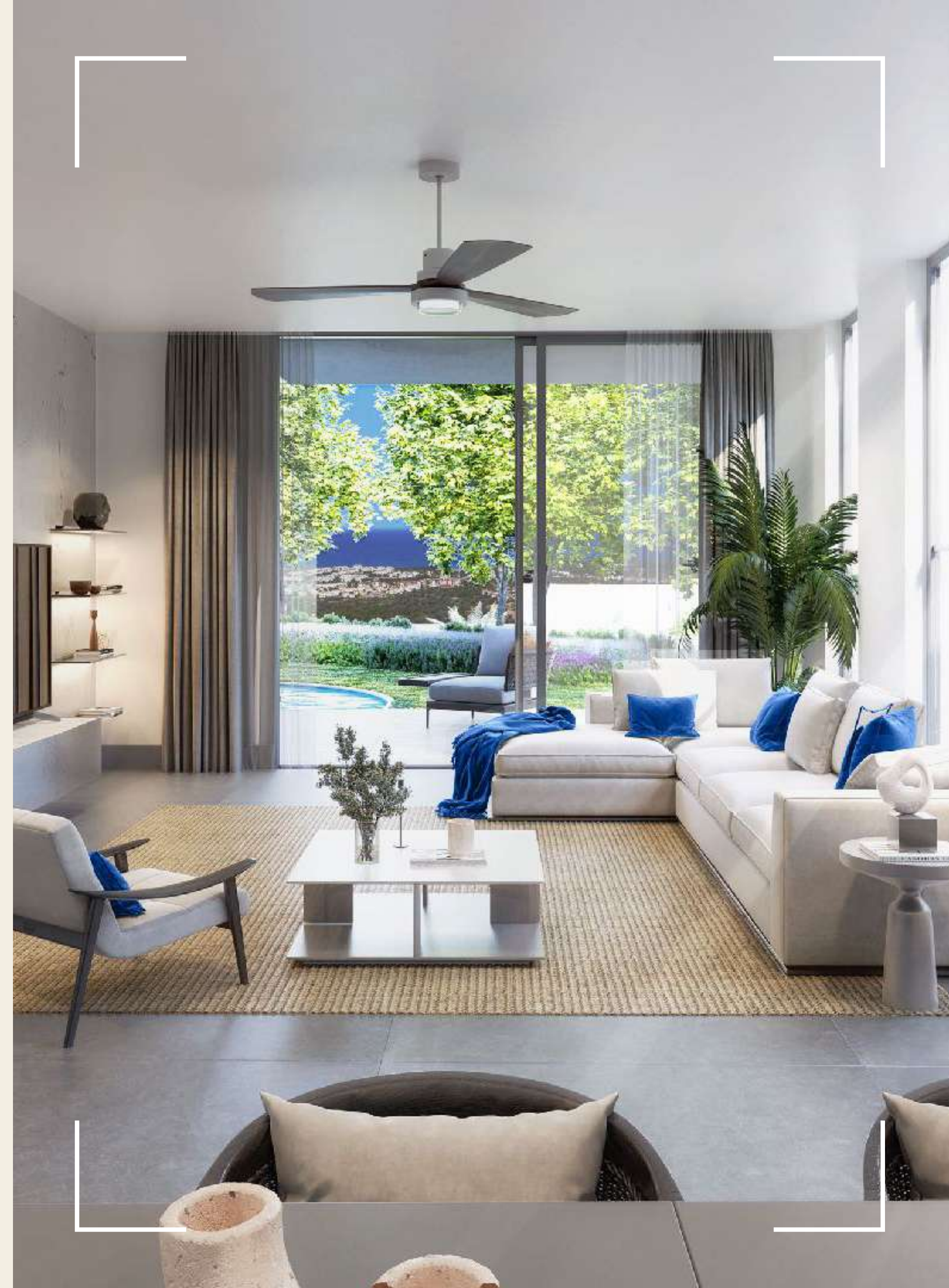


3+1 VISTA VILLAS

ROOM	NET AREA
LIVING AREA	29,27 m ²
MASTER BEDROOM	17,65 m ²
MASTER BATHROOM	3,75 m ²
BEDROOM 1	9,48 m ²
BEDROOM 2	11,53 m ²
BATHROOM 1	3,46 m ²
BATHROOM 2	3,52 m ²
HALL / CORRIDOR	11,9 m ²
HALL + STAIRS	6,75 m ²
BALCONY 1	8,76 m ²
GARDEN TERRACE	15,47 m ²
POOL	41,07 m ²
GARDEN	90,35 m ²
FRONT GARDEN	59,85 m ²
TOTAL NET (CLOSED)	97,31 M²
TOTAL NET (OPEN)	215,5 M²
TOTAL GROSS	188,91 M²



HILLTOWN CYPRUS by TOROS INVEST





HILLTOWN
LIMITED

4+1 LIMITED VILLAS

LIMITLESS LUXURY, LIMITED VILLAS

Hilltown Limited Villas redefine luxury amidst natural grandeur, seamlessly blending architectural excellence with breathtaking sea views and an infinity pool option. Your exclusive retreat awaits the epitome of opulence and sophistication.



HILLTOWN
LIMITED

4+1 LIMITED VILLAS

LIMITLESS LUXURY, LIMITED VILLAS

Hilltown Limited Villas redefine luxury amidst natural grandeur, seamlessly blending architectural excellence with breathtaking sea views and an infinity pool option. Your exclusive retreat welcomes you.

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HILLTOWN CYPRUS by TOROS INVEST



4+1 LIMITED VILLA - F2

GARDEN FLOOR



TERRACE FLOOR



1ST FLOOR

ROOM	NET AREA
LIVING ROOM	41,97 m ²
KITCHEN	15,96 m ²
MASTER BEDROOM	18,62 m ²
MASTER BATHROOM	5,31 m ²
BEDROOM 1	13,89 m ²
BEDROOM BATH	4,18 m ²
BEDROOM 2	13,69 m ²
BEDROOM 3	10,59 m ²
BATHROOM	4,68 m ²
WC	3,09 m ²
LAUNDRY	1,56 m ²
CELLAR	3,69 m ²
HALLS + STAIRS	40,65 m ²
BALCONY 1	2,43 m ²
BALCONY 2	7,32 m ²
PARENT TERRACE	13,39 m ²
ROOF TOP	34,5 m ²
GARDEN TERRACE	34,65 m ²
POOL	42,83 m ²
GARDEN	75,83 m ²
FRONT GARDEN	81,24 m ²
TOTAL NET (CLOSED)	177,88 M²
TOTAL NET (OPEN)	292,19 M²
TOTAL GROSS	358,71 M²

4+1 LIMITED VILLA - F4

ROOM	NET AREA
LIVING ROOM	40,52 m ²
KITCHEN	16 m ²
MASTER BEDROOM	18,62 m ²
MASTER BATHROOM	5,31 m ²
BEDROOM 1	13,89 m ²
BEDROOM BATH	3,68 m ²
BEDROOM 2	10,19 m ²
BEDROOM 3	10,78 m ²
BATHROOM	4,17 m ²
WC	2,2 m ²
LAUNDRY	1,12 m ²
CELLAR	2,47 m ²
HALLS + STAIRS	40,7 m ²
BALCONY 1	2,59 m ²
BALCONY 2	7,32 m ²
PARENT TERRACE	13,38 m ²
ROOF TOP	30,68 m ²
GARDEN TERRACE	42,66 m ²
POOL	59,27 m ²
GARDEN	88,6 m ²
FRONT GARDEN	70,89 m ²
TOTAL NET (CLOSED)	169,65 M²
TOTAL NET (OPEN)	315,39 M²
TOTAL GROSS	359,47 M²

GARDEN FLOOR



TERRACE FLOOR



1ST FLOOR



HILLTOWN
CYPRUS

More Than a Summer House...

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