

# ULYSSES



**Delivery Date: Q4 2026**

**DOMO**  
PROPERTIES





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Ulysses is an exquisite new residential project featuring 10 exclusive apartments, located in the heart of Limassol, in the Katholiki area.

With a mix of 2 and 3-bedroom apartments and two stunning penthouses with private roof gardens, ULYSSES offers an ideal urban living experience for families, professionals, and those seeking a modern lifestyle in a prime city center location.



# A COSMOPOLITAN EXPANSE



Ulysses is situated in the vibrant Katholiki area of Limassol, a central neighborhood that perfectly balances convenience and tranquility.

This four-story residential building combines contemporary architecture with practical living spaces, carefully crafted using premium materials to offer a lifestyle that blends luxury and comfort.

Just steps away from the bustling Makariou Avenue, residents have easy access to a wide range of amenities including shops, restaurants, cafes, and business centers. This proximity makes it a prime choice for those who value both work and leisure within walking distance.

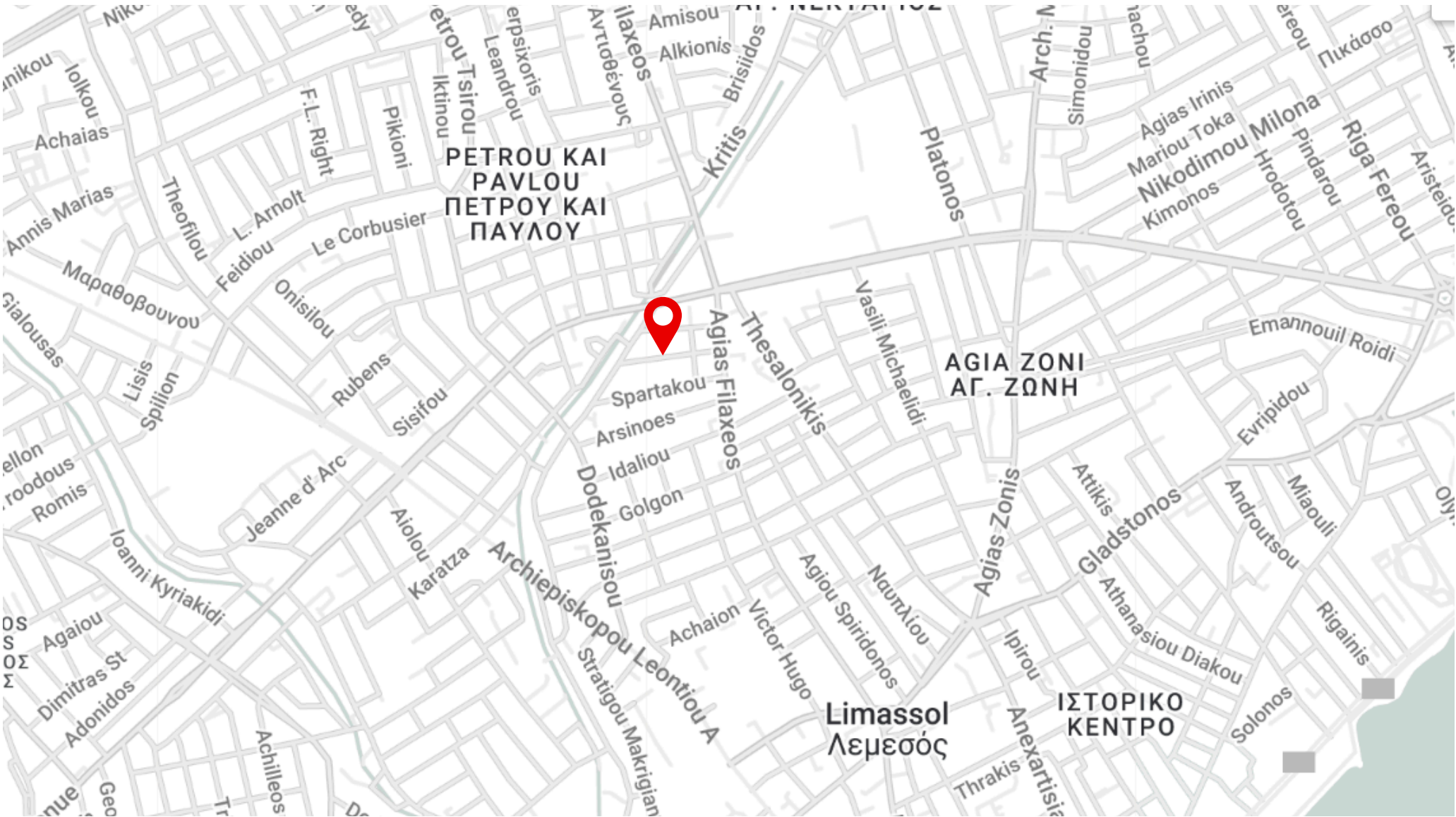




# THE LOCATION







## WALK

- |                   |       |
|-------------------|-------|
| - Schools         | 2 min |
| - Supermarket     | 5 min |
| - Clinic          | 7 min |
| - Bakery          | 5 min |
| - Makariou Avenue | 1 min |



## DRIVE

- |                     |        |
|---------------------|--------|
| - Beach             | 6 min  |
| - Groceries         | 2 min  |
| - Motorway          | 6 min  |
| - Limassol Marina   | 6 min  |
| - St Raphael Marina | 15 min |





# THE NEIGHBORHOOD

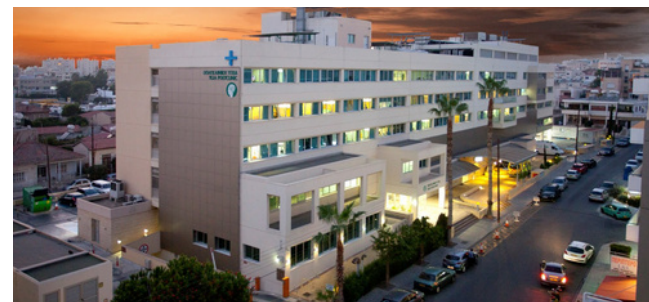


## SCHOOLS

Families will find the location particularly advantageous, with the nearby Lanitio school offering not just education but also recreational facilities such as a playground, sports courts, and a stadium. Various private schools and kindergartens exist in the area as well.

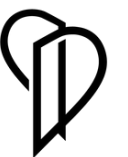
## MARKETS & BAKERIES

Within walking distance, you'll find local markets, grocery stores, bakeries, and specialty shops that cater to all your everyday needs. Whether you're picking up fresh produce, gourmet items, or daily essentials, everything is just around the corner.



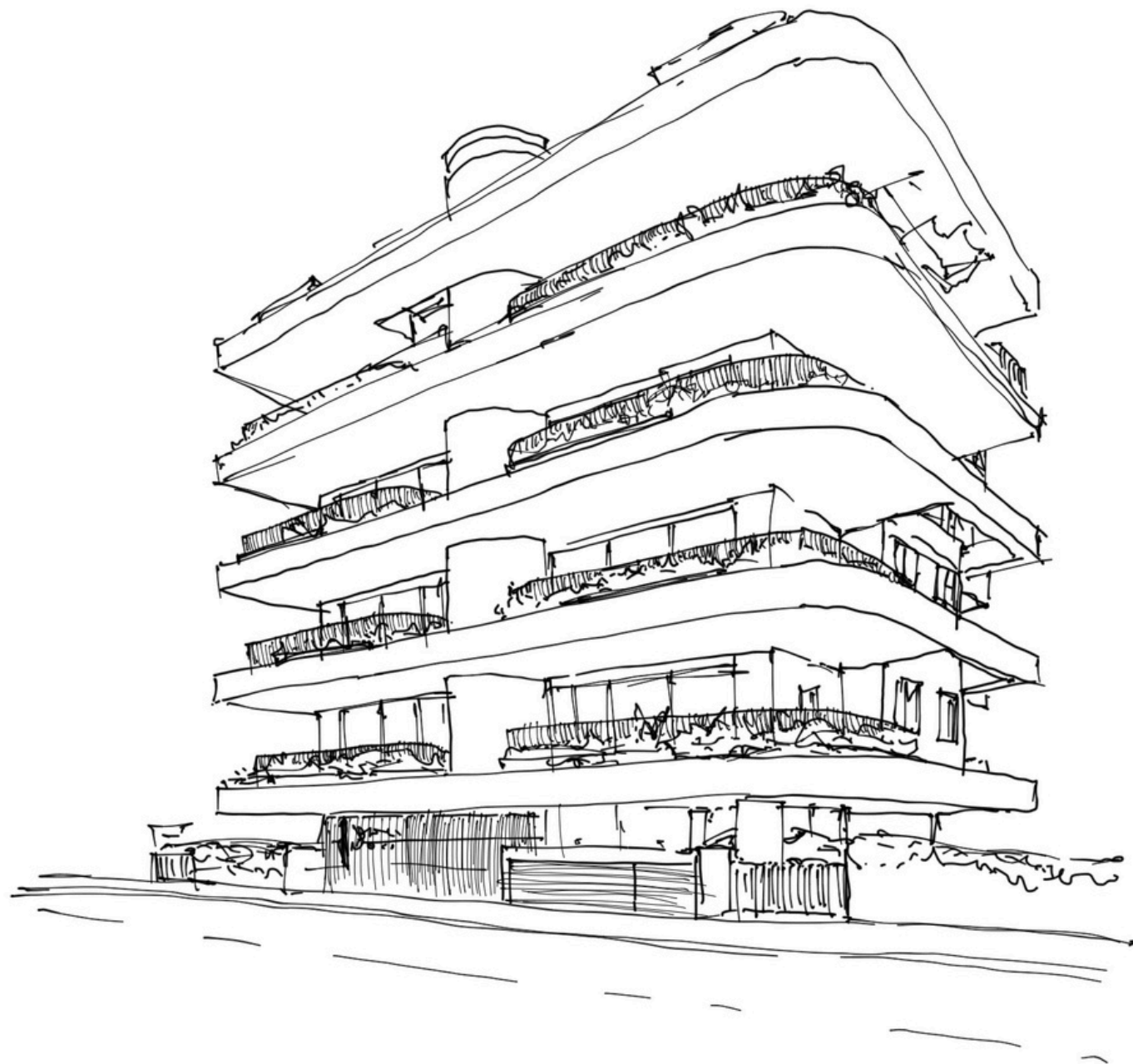
## HOSPITALS

Ulysses is ideally situated near Ygia Polyclinic, one of Limassol's most renowned private clinics, while the area is also home to numerous private doctors' offices and medical services, offering peace of mind when it comes to health.





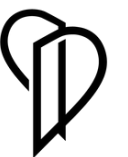
# CONTEMPORARY DESIGN



The contemporary design of Ulysses reimagines urban living with a blend of modern aesthetics and practical functionality. The building's minimalist facade, characterized by clean lines, glass elements, and high-quality materials, maximizes natural light and creates a dynamic visual appeal.

Inside, spacious layouts with high ceilings and large windows offer an airy, light-filled atmosphere. Premium finishes, sleek kitchens, and luxury bathrooms reflect a commitment to elegance and comfort, making each apartment a refined yet practical living space.

Each aspect of the design, from the thoughtfully planned interiors to the elegant facade, contributes to a residential experience that redefines modern living in Limassol.









# THE INTERIORS



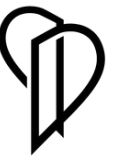
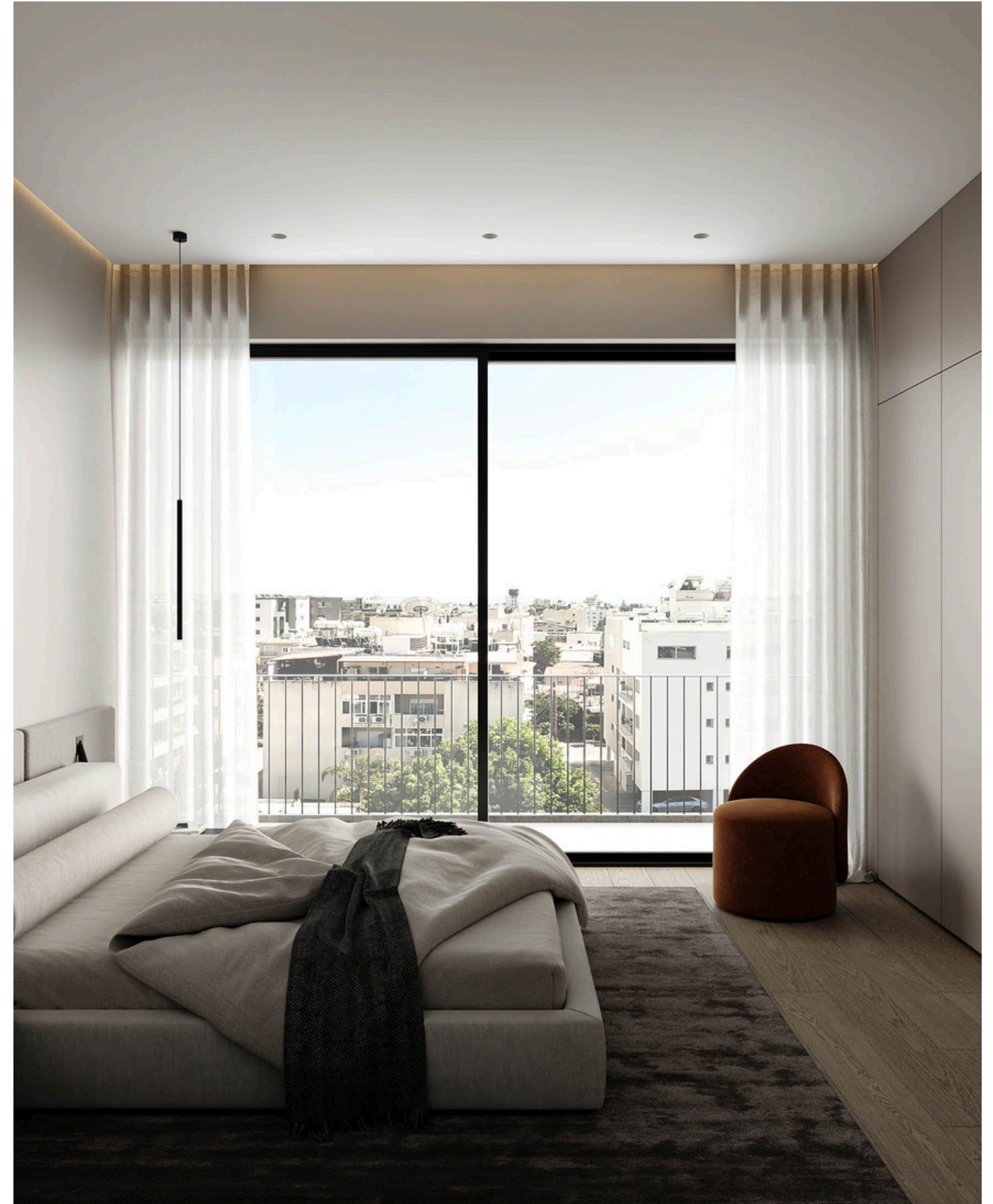




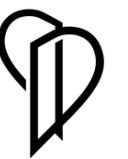
















# MAIN FEATURES



Central VrV Air-Condition System



Photovoltaics & Net Metering for Each Apartment



Thermal Aluminum Lift & Slide - Floor-to-ceiling height doors



High Ceilings: +3m height



Face Recognition Entry Video Phone



Interior Design Consultation



Automated Gate for Parking Area



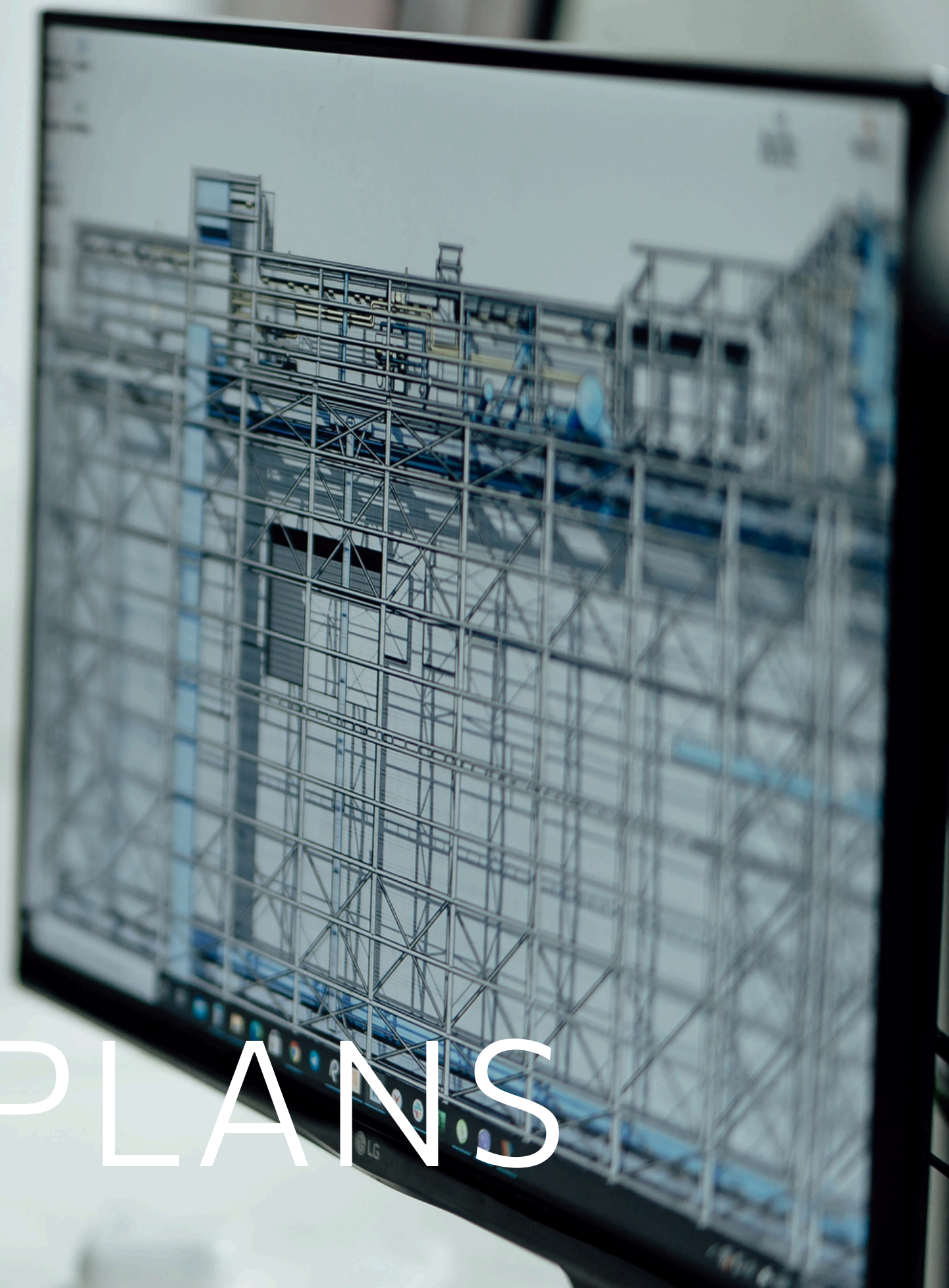
Wifi Controlled Water Heater



Electric Vehicle Charge Provision for Each Apartment



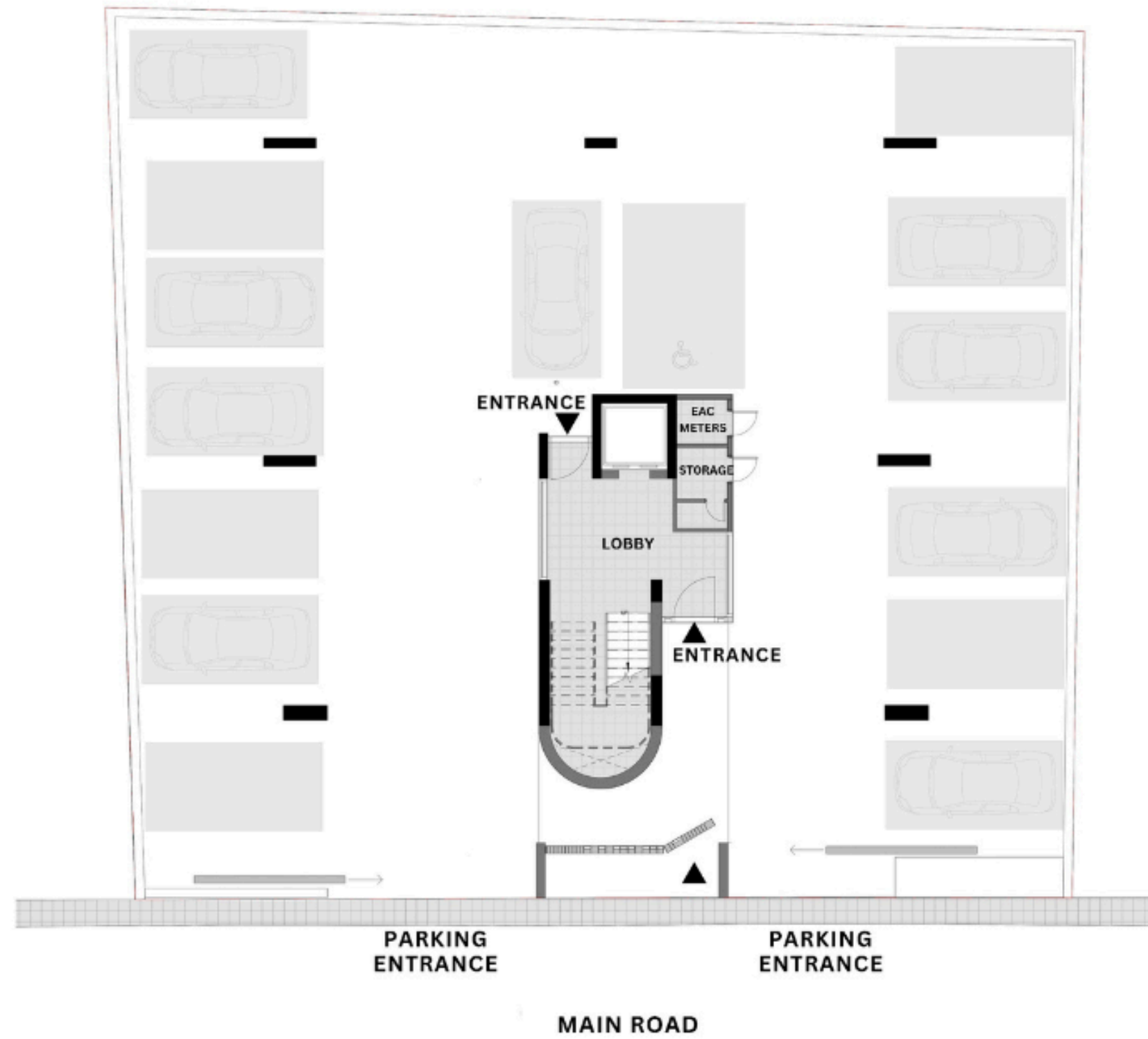
# FLOOR PLANS





# GROUND FLOOR PLAN

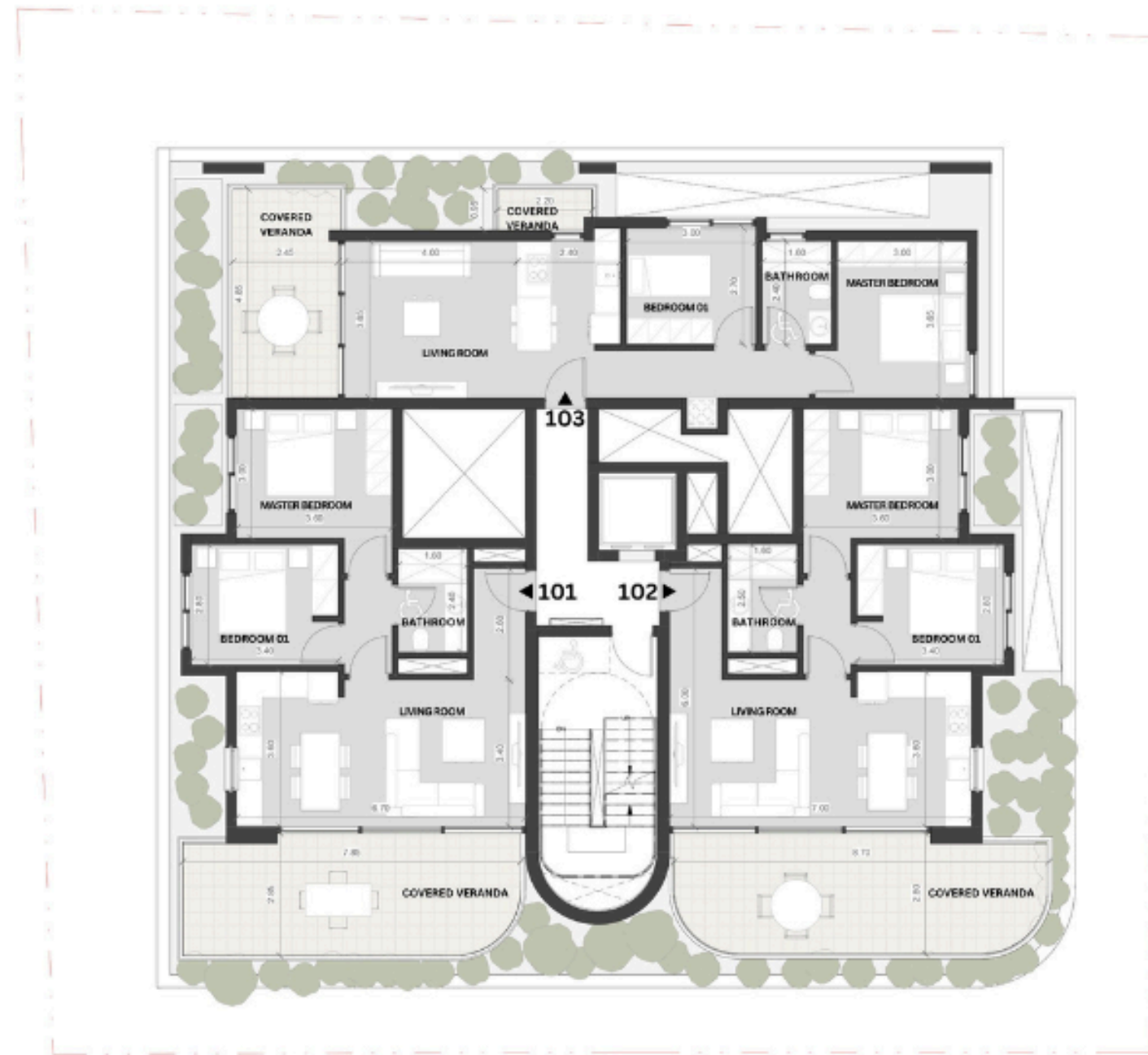
## ULYSSES GROUND FLOOR





# 1ST FLOOR PLAN

## ULYSSES 1st FLOOR



APT	FLOOR	NO. of BEDROOMS	INDOOR COVERED AREA	COVERED VERANDA	ROOF GARDEN	COMMON AREA	TOTAL AREA	COVERED PARKINGS
101	1st	2	64m2	19m2		7m2	90m2	1
102	1st	2	65m2	19m2		7m2	91m2	1
103	1st	2	61m2	17m2		7m2	85m2	1



# 2ND FLOOR PLAN

## ULYSSES 2nd FLOOR

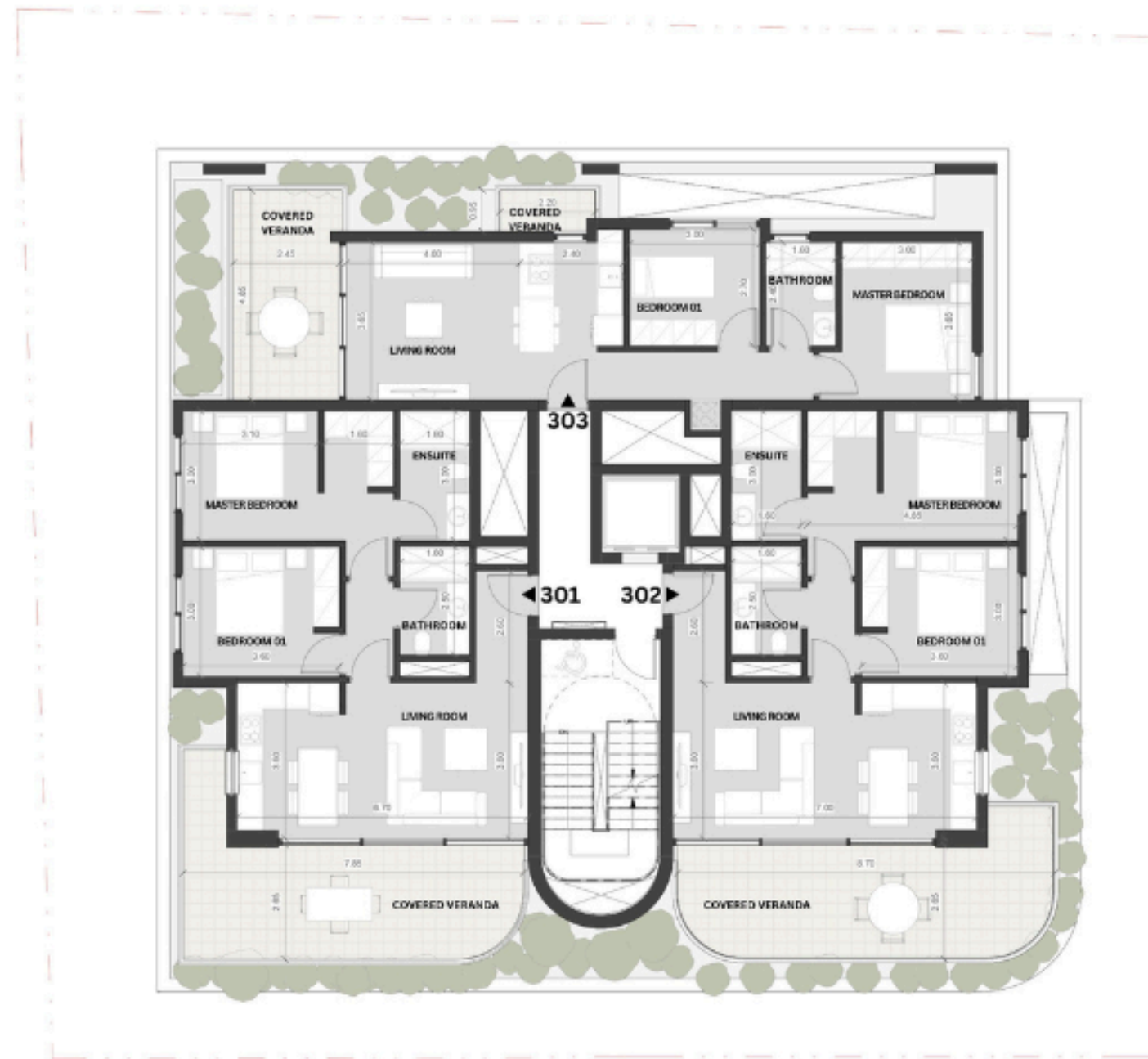


APT	FLOOR	NO. of BEDROOMS	INDOOR COVERED AREA	COVERED VERANDA	ROOF GARDEN	COMMON AREA	TOTAL AREA	COVERED PARKINGS
201	2nd	2	75m2	22m2		9m2	105m2	1
202	2nd	2	76m2	22m2		9m2	106m2	1
203	2nd	2	61m2	17m2		7m2	85m2	1



# 3RD FLOOR PLAN

## ULYSSES 3rd FLOOR



APT	FLOOR	NO. of BEDROOMS	INDOOR COVERED AREA	COVERED VERANDA	ROOF GARDEN	COMMON AREA	TOTAL AREA	COVERED PARKINGS
301	3rd	2	75m2	22m2		9m2	105m2	1
302	3rd	2	76m2	22m2		9m2	106m2	1
303	3rd	2	61m2	17m2		7m2	85m2	1



# 4TH FLOOR PLAN

## ULYSSES 4th FLOOR



APT	FLOOR	NO. of BEDROOMS	INDOOR COVERED AREA	COVERED VERANDA	ROOF GARDEN	COMMON AREA	TOTAL AREA	COVERED PARKINGS
401	4th	2	75m2	22m2	80m2	9m2	105m2	1
402	4th	2	75m2	22m2	81m2	9m2	105m2	1
403	4th	2	61m2	17m2		7m2	85m2	1



# ROOF GARDEN PLAN

## ULYSSES ROOF GARDEN





## **DOMO PROPERTIES**

Based in Limassol, we take great pride in distinctive projects across the city we love. With a strong focus on functional aesthetics, technology and sustainability we believe we make our customers lives better while protecting this island we call home.

## **OUR PHILOSOPHY**

Spaces and places must have a positive impact on the people who use them and their surroundings. This is why we pursue to develop innovative, elegant and sustainable buildings that celebrate the use of natural light and the latest technologies. We strongly appreciate the importance of social, environmental and economic issues and work hard to address them with a caring approach to the way we design, develop and provision for our developments. The ultimate goal is to deliver life enhancing properties that are beautiful to look at and easy to live with.

For more information please visit us at:  
[www.domoproperties.com](http://www.domoproperties.com)

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