





tor
PROPERTIES

Tor Properties is a leading real estate developer in Limassol, known for its distinct commercial and residential projects. Our designs are environmentally conscious and focus heavily on sustainability, building for a brighter future, with innovative solutions.

Located in Neapolis, Limassol, Shinko is one of our high-quality residential developments. The project offers beautifully designed homes, defined by unique architecture and elegant interiors. Discover a promising investment where contemporary comforts meets local allure.



STRATEGICALLY POSITIONED

Tor Properties' developments are strategically located in prime areas with high demand, offering direct access to highways and convenient proximity to the city center and the seafront.

INSPIRED LIVING

Welcome to Shinko – a standout contemporary residential building located in the vibrant Neapolis neighborhood of Limassol. Eight premium apartments are spread across four floors, including two top-floor units with private roof gardens and sweeping sea views. Experience the best of urban Mediterranean living, where sustainable innovations complement a modern lifestyle experience.



ELEVATED LIVING EXPERIENCES

Shinko combines convenience with comfort, offering a range of amenities that enhance the quality of life for residents. Enjoy upscale living in Limassol with secure parking, a welcoming ground floor lobby and green open spaces. Meanwhile, modern architecture and a thoughtful masterplan prioritise personal space and privacy. All in line with our commitment to sustainability and innovation.

KEY FACTS

Shinko features five floors with eight two-bedroom apartments designed for upscale living. Two top-floor units include private roof gardens with stunning views. While a prime location in Neapolis, between the city centre and the seafront, puts all essentials within easy reach.

Residents have exclusive access to premium facilities and amenities, in a property built to the highest standards of safety and energy efficiency.

More than a home, Shinko is a smart investment in a sustainable future.



PLANNED FOR COMFORT AND CONVENIENCE

Every aspect of Shinko showcases our dedication to quality, comfort and sustainability. Spacious, open-plan apartments are designed with neutral colours, while high-end fittings include warm woods, top-quality porcelain tiles and eco-friendly parquet floors, Italian wardrobes, finest marble countertops and superior bathroom fittings. Additionally, the building boasts advanced electrical services, security systems and technology solutions.

COMPREHENSIVE PROPERTY MANAGEMENT SOLUTIONS

Tor Properties offers dedicated property management services. Designed to make your life easier, our expert services maintain your assets and optimize investments for maximum value. Overseeing all aspects of property care, at our residential properties, your investment is in safe and capable hands with Tor, providing peace of mind for a hassle-free ownership experience.



Dasoudi
Beach

Coastal Road

Limassol
Marina

Molos

Historical Center

Municipal Park

SHINKO
Residences

Alphamega Supermarket



FLOOR 1

Floor	Apartment No.	Bedroom No.	Bathrooms No.	Internal Covered m ²	Covered Veranda m ²	Roof Garden m ²	Total Areas m ²
1st	101	2	2	84	24	-	108
1st	102	2	2	84	24	-	108



FLOOR 2

Floor	Apartment No.	Bedroom No.	Bathrooms No.	Internal Covered m ²	Covered Veranda m ²	Roof Garden m ²	Total Areas m ²
2nd	201	2	2	84	24	-	108
2nd	202	2	2	84	24	-	108



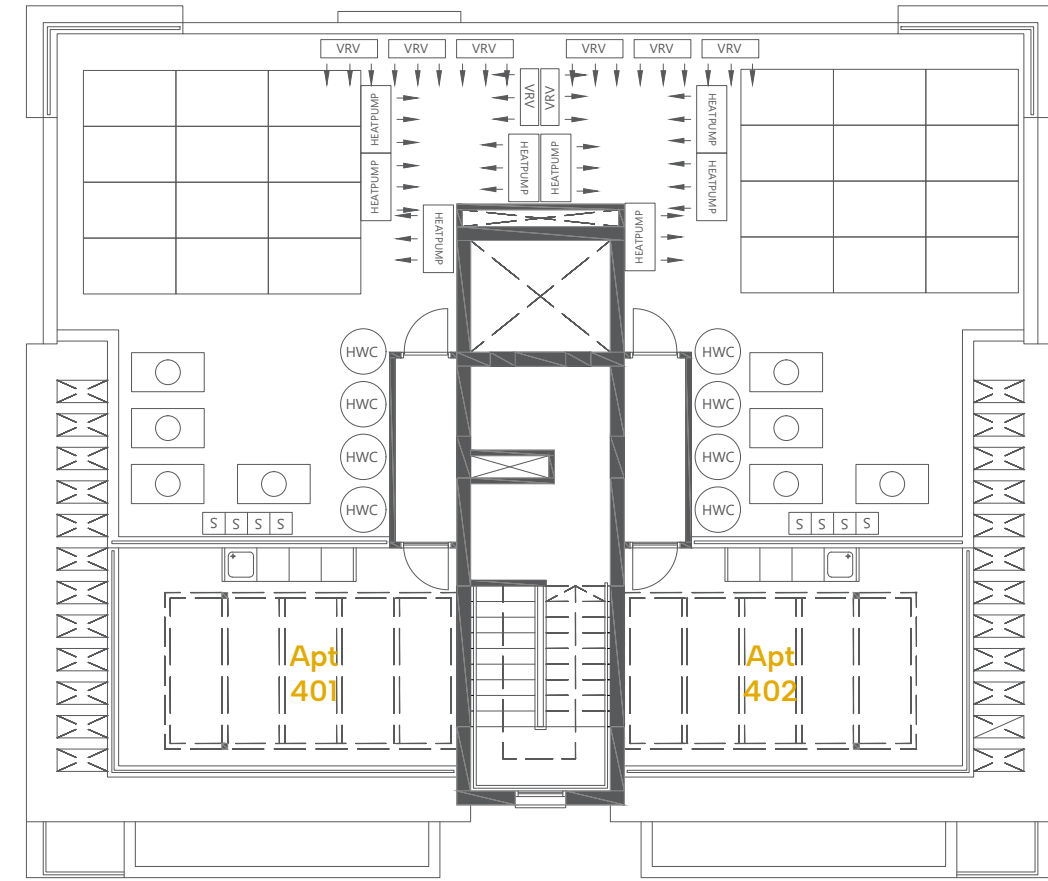
FLOOR 3

Floor	Apartment No.	Bedroom No.	Bathrooms No.	Internal Covered m ²	Covered Veranda m ²	Roof Garden m ²	Total Areas m ²
3rd	301	2	2	84	24	-	108
3rd	302	2	2	84	24	-	108



FLOOR 4

Floor	Apartment No.	Bedroom No.	Bathrooms No.	Internal Covered m ²	Covered Veranda m ²	Roof Garden m ²	Total Areas m ²
4th	401	2	2	84	24	36	144
4th	402	2	2	84	24	36	144



ROOF GARDEN

Floor	Apartment No.	Bedroom No.	Bathrooms No.	Internal Covered m ²	Covered Veranda m ²	Roof Garden m ²	Total Areas m ²
Roof Garden	401	-	-	-	-	36	36
Roof Garden	402	-	-	-	-	36	36

TECHNICAL SPECIFICATIONS

GENERAL STRUCTURE

Foundations & Superstructure

Reinforced concrete in accordance with the anti-seismic standards and regulations

Internal Walls

100mm brickwork

External Walls

250mm brickwork covered with thermal insulation system.

Insulation and Waterproofing

Thermal Insulation (80-100mm) in all walls and exposed roofs and polyurethane waterproofing system in verandas and roof

FINISHES

Living – Dining Room

Porcelain tiles

Bedrooms

Engineering parquet floor, Italian made wardrobes.

Kitchen

Italian cabinets and synthetic stone worktops.

Verandas

Anti-slip Porcelain tiles

Front Doors / Internal Doors

Bespoke, according to fire and safety regulations.

External Walls

Sto-lit finish or similar
3 coats of waterproof paint
Aluminium shading screens

Bathrooms / W.C.

Porcelain tiles for floors and walls
Sanitary ware and mixers from European manufacturers

Windows / External Doors

Thermal, powder-coated aluminum Double glazed.

Internal Walls

2 coats of plaster / Spatula
3 coats of emulsion paint

Roof garden for selected top floor apartments

Common landscaped area

MECHANICAL SERVICES

Plumbing:

- Pressured water system

Heating:

- Convector units for all apartments
- Production of hot water for domestic use

Air conditioning:

- Split unit system / wall mounted for bedroom areas
- Ceiling concealed indoor units for penthouse living areas

Lift:

- 1 Machine Roomless Lift (MRL)

ELECTRICAL SERVICES

Lighting:

- Provision for master lighting control
- LED lights in all living areas
- Façade Lighting
- Landscape Lighting
- Occupancy sensors for parking areas

Electric shutters in bedrooms

Traffic barrier

Wi-Fi network

TV System/ Central IF-RF TV Distribution System

Intruder alarm/ Fire detection system

CCTV system provision

Video-entrance system







ENQUIRE TODAY

Phone Number: 25 355 565

Email: info@tor.cy

Website: www.tor.cy

Please note that the images and floor plans depicted in this brochure are intended for illustrative purposes only. They may not accurately reflect the final design or specifications of the property. We reserve the right to alter specifications and layouts as required during the development phase. All information is subject to change without notice, with updates provided to buyers as they happen.