



Millennio Group Krtsanisi 6

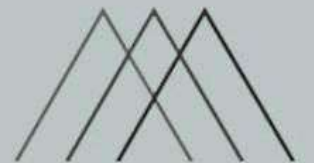
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1. Elegant aluminum windows and doors, equipped with double-glazed packages ensuring perfect thermal and acoustic insulation.

2. Monumental entrance adorned with massive iron doors, equipped with state-of-the-art security locks.

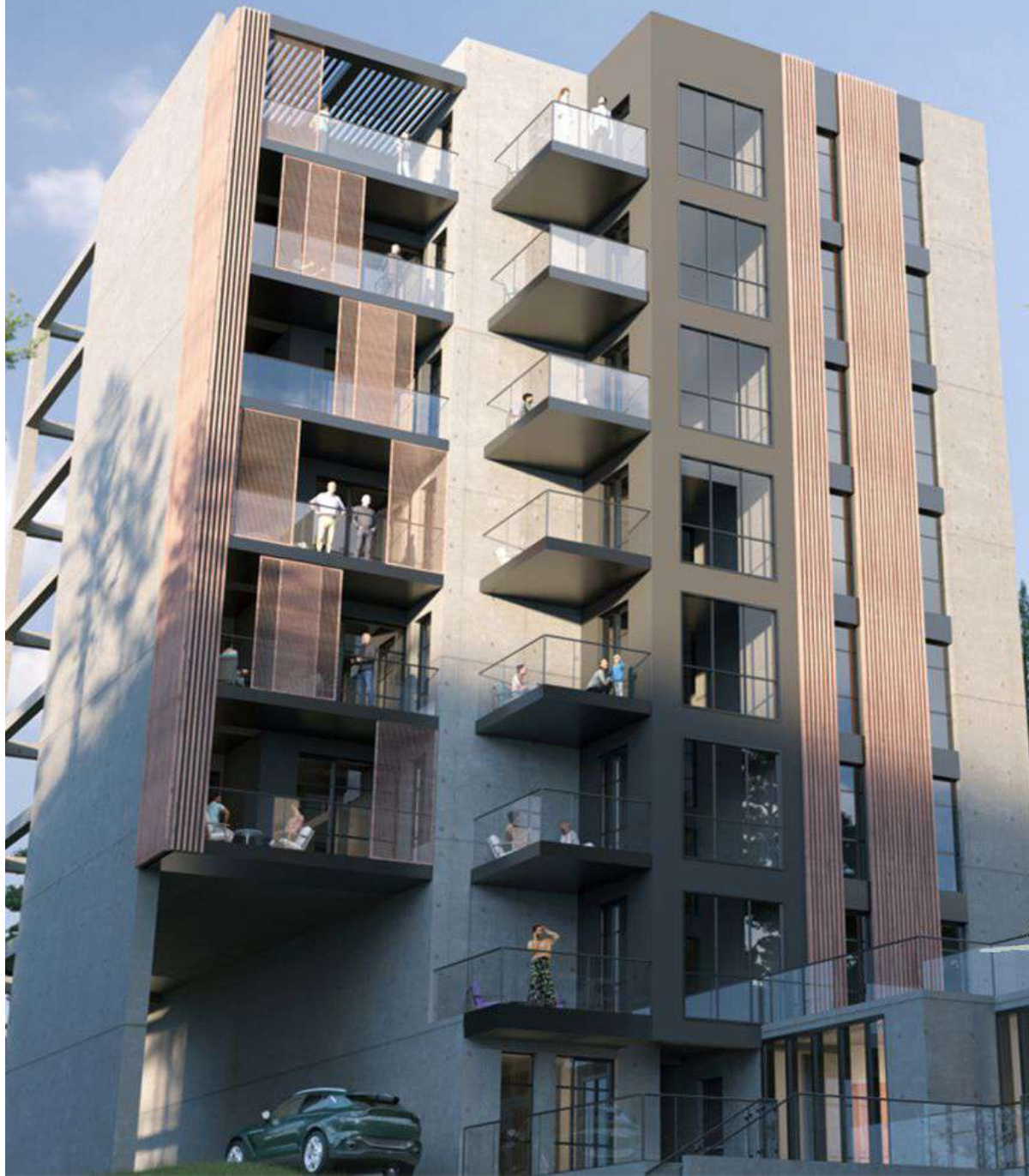
3. Innovative electrical system, intricately networked to meet all modern living requirements.

4. Expertly plastered partitions creating the perfect surface for implementing your unique design vision.

5. Italian heating system installed with premium quality pipes ensuring optimal thermal comfort.

6. Heidelberg's legendary concrete, known for its unprecedented strength and durability, meeting the highest international standards.

7. Reinforcement created by Rustavi Metallurgical Plant - a symbol of superior quality ensuring building safety and stability.



8. Advanced hydro and thermal insulation systems providing ideal microclimate and energy efficiency.

9. Modern elevators designed by leading manufacturers, combining comfort, speed, and safety.

10. Privileged location in Ortachala, opposite the Public Service Hall, where modern urban life meets historical heritage.

11. Innovative, energy-efficient materials selected by international experts, ensuring a sustainable and environmentally friendly living environment.

12. Permanent, professional security service ensuring your safety at any time of day or night.

13. Exclusive, isolated courtyard - an oasis in the heart of the city where you can enjoy tranquility and privacy.

14. Environmentally friendly environment created in harmony with nature, where modern architecture blends with green spaces.

15. Building entrance designed according to European standards, offering an elegant and functional reception area.



Total Area: 189.9 sq.m
Living Area: 100.2 sq.m
Terrace/Balcony: 89.4 sq.m



Total Area: 142.4 sq.m
Living Area: 134.1 sq.m
Terrace/Balcony: 8.3 sq.m



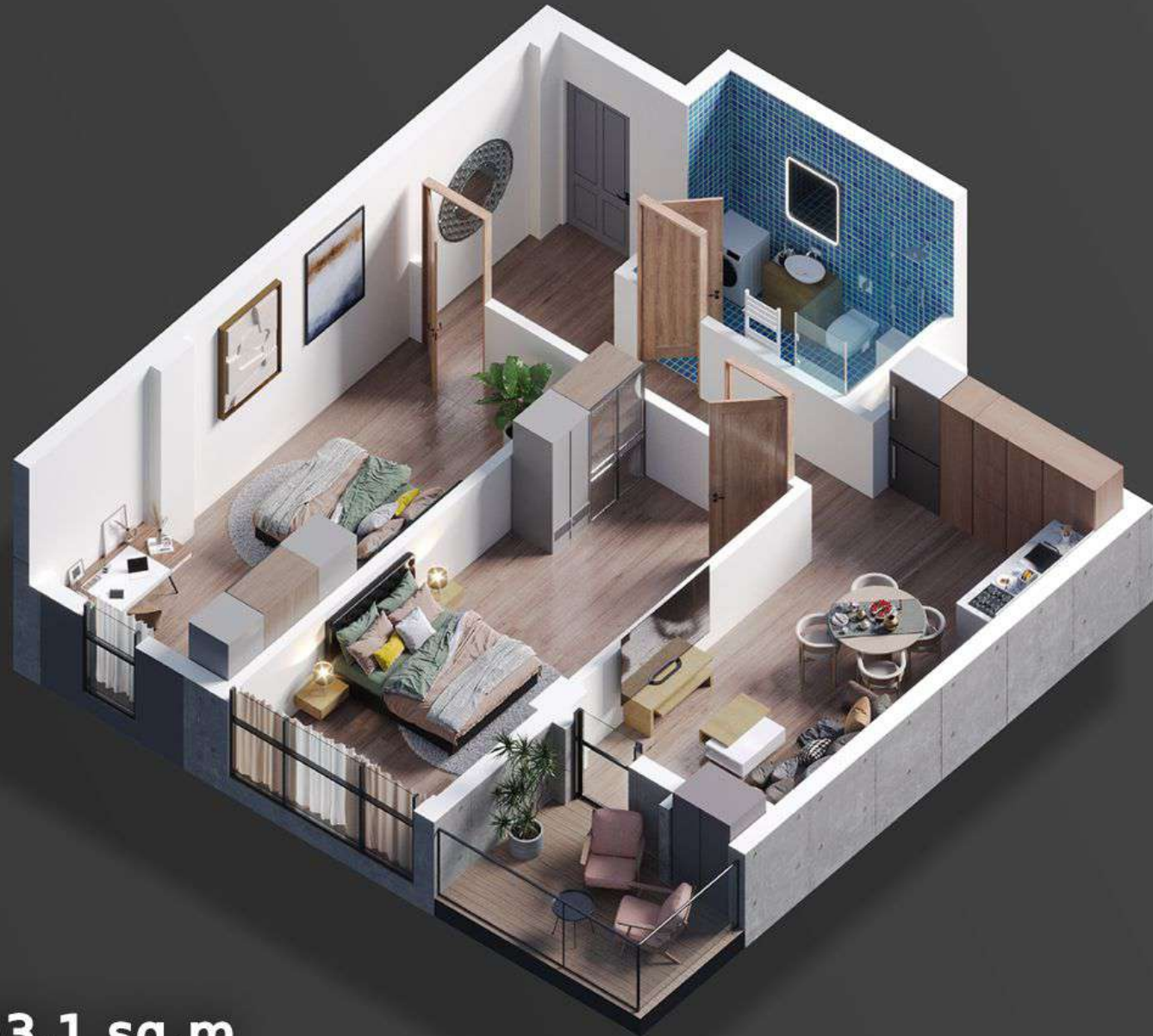
Total Area: 168.0 sq.m
Living Area: 143.1 sq.m
Terrace/Balcony: 24.9 sq.m



Total Area: 103.6 sq.m
Living Area: 86.4 sq.m
Terrace/Balcony: 17.2 sq.m



Total Area: 97.2 sq.m
Living Area: 80.1 sq.m
Terrace/Balcony: 17.1 sq.m



Total Area: 83.1 sq.m
Living Area: 75.9 sq.m
Terrace/Balcony: 7.2 sq.m



Total Area: 63.4 sq.m
Living Area: 55.1 sq.m
Terrace/Balcony: 8.3 sq.m



Total Area: 93.9 sq.m
Living Area: 85.3 sq.m
Terrace/Balcony: 8.6 sq.m



Total Area: 99.0 sq.m
Living Area: 74.2 sq.m
Terrace/Balcony: 24.8 sq.m



Total Area: 56.6 sq.m
Living Area: 49.1 sq.m
Terrace/Balcony: 7.5 sq.m