



**WHEN IT S BETTER AT HOME**



The unique area of the city attracts both locals and tourists, ensuring steady demand. With increasing urban development, property values are rising constantly. Owning property in this iconic district offers a rare blend of tradition, lifestyle and investment potential.



## Why in Old Tbilisi?

30% Growth in Property Value

15% ROI

Ownership

No Fees

Permanent Residency

Georgia offers a straightforward investment program that allows individuals to gain temporary or permanent residence through financial contributions to the economy (values of \$100,000 and \$300,000, respectively).



Terrametric Krtsanisi is designed with a landscape-integrated architectural approach, minimizing visual impact and maintaining the area's natural beauty.

This development seamlessly blends contemporary design with the rich cultural heritage of Old Tbilisi, offering a unique living experience that merges tradition with modernity.



## KEY FEATURES OF THE PROJECT:

Three independent residential blocks

A well-equipped courtyard with recreational spaces




Underground parking for security and convenience

An outdoor pool for leisure and relaxation

## Land Plot Size : 5 000 m

- Recreational Zone
- Children s Playground
- 2 km. Bicycle and Walking Path
- Outdoor Sports Facilities
- Entertainment Areas for Pets
- Table Tennis Area
- Outdoor Pool

## Services & Security

-  24/7 Concierge Service
-  Advanced Security Systems
-  Professional Cleaning Service



## Smart Systems

- Smart Lock
- Intercom

Enjoy full control over your home s access-  
No matter where you are.



Parking Spot



Baby Stroller Depot



Electric Charging Station



Bicycle Depot



Personal Storage Space



## Flexible Payment Options:

### Full Payment

Benefit from a special discount on full payment.

### Internal Interest-Free Instalment Plan

Flexible schedule

0% interest

Valid until project completion

**Guarantee to investors and buyers:**

Every apartment will be delivered on time and in full compliance with the agreed quality standards.

# The project is fully financed by TBC Bank



## Bank Financing

Loan available through a simplified procedure  
In partnership with TBC Bank Initial down  
payment: 20% Loan term: 60 to 120 months

As part of the TBC Bank Developer Support Program, the bank serves as a supervisory and quality control entity. This structure ensures a high level of transparency and accountability, as TBC Bank is directly responsible to the Government of Georgia and the National Bank.

# BUILDING MATERIALS

## Monolithic Construction (without beams)

Provides more flexible interior configurations and better sound insulation compared to traditional beam-based construction.



## Balcony Materials

Glass, Metal  
Provides maximum protection and ensures an unbeatable view.

## An Energy-Efficient Building

(Material - XPS) Effectively reduces thermal transfer, minimizing energy consumption for heating and cooling.

**Apartments  
From 59m<sup>2</sup>**



**Price From  
\$ 106,000**

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## Special Offers for Residents

A maintenance supervisor to coordinate and the professional repairers for your apartment.

Interior Designs services.

Special prices on extra smart gadget for residents.



## Stunning View Over The City

 ... 10 min. From The City Center

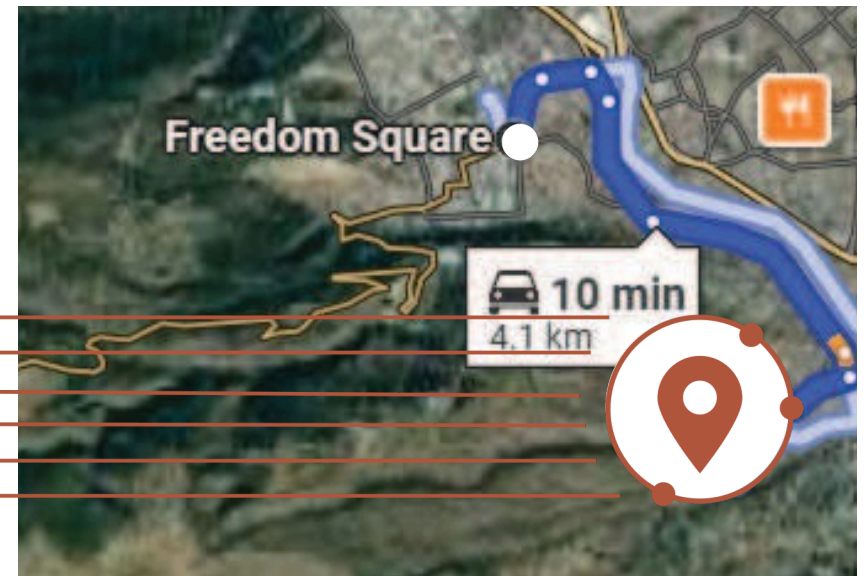
Around  
the Complex

GROCERY	●	1min
PHARMACY	●	1min
SCHOOL	●	1min
KINDERGARTEN	●	1min
PARK	●	3mi
SWIMMING POOL	●	n

 DAZHOMES

**5 Min** Tourist  
Destinations

 Narikala Fortress
  Chreli Abano



Terrametric is an innovative real estate development company committed to delivering high-quality, modern living spaces.

Our projects are built with premium materials to ensure durability and excellence, while also respecting and preserving the historical and architectural heritage of their surroundings.

Our team has been operating in Georgia since 2014. During this time, we have successfully completed numerous public and private projects throughout the country, demonstrating our experience, reliability and professionalism.



📍 **NADIKVARI III STREET, N 34, TBILISI**

**THE PROJECT WILL BE COMPLETED  
IN 2026**