

LPS CHINA FERRETTI GROUP

MAGAZINE 杂志

FALL-WINTER EDITION

2020

秋冬版



lps-china.com

154平米
主Villa

主Villa专属
无边际咸水泳池

豪华客厅

15米
室内珊瑚海水
生态水族馆

特色用餐区

专属于您的隐密 豪华 热带天堂

位于泰国的 THE RESORT VILLA 坐拥14,000平米地产，及70多名全职员工为您的奢华假期量身订做VIP服务。步行至海滩仅需5分钟，此只由您独享的热带秘境全区属您私用。THE RESORT VILLA 将为寻求顶级奢华假期的您，留下难以忘怀的完美体验。

可容纳**16**人。**8**栋豪华**Villa**、私人游泳池、健身中心、游戏室、会议室、**SPA**、特色私厨、多处高雅用餐区及**Lounge Bar**区。

1,000平米
拥有海景的
无边际咸水泳池



INTERVIEWS 采访

Nº1 PALACE ST.



伦敦皇室地段

伦敦历史悠久的住宅经过专业的修复，巧妙地融入了现代生活的风格且功能性俱佳。共72套精致的公寓，其中几套精选的公寓可以不间断地欣赏白金汉宫的花园，将成为您一笔安心的投资，也是一个世代代的美丽家园。皇宫街1号，位于伦敦市中心，步行即可到达圣詹姆斯公园，将成为一个珍贵回忆和故事延续的英国遗产住址

Natalia Miyar Atelier 展示公寓现已开放
现在登记注册可享受私人参观*

公寓价格2,350,000英镑起**

*以资格预审为准。考虑到Covid-19的社交距离，开放虚拟视图导览。**价格以最终发布为准。

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独家专访

MR. FRÉDÉRIC STEVE

CEO

总裁

LPS: 请您为我们介绍一下您的公司：Elite Properties International

Elite Properties International 是一家开发创新概念的房地产代理。基于十多年的房地产开发经验，Elite 总裁 Mr. Frédéric Steve 决定将业务范围扩展到国际，首先立足比利时海岸，继而开发了西班牙市场。随着我们所面临的健康危机，为客户提供 “PLUS - 附加” 服务的概念确实至为重要，他完善了这一概念。

为了将该概念应用到客户对我们的期望水平，他聘请了高度称职和专业的独立房地产经纪人，按照他所珍视的行为准则运作：谨慎、保密和个性化服务。

我们的业务范围从个人使用的第二住宅，到房地产投资，通过第二住宅盈利或希望成为主要的退休居住。此外，我们也能够提供酒店或工业地产投资项目和投资。

LPS: 您在比利时、卢森堡、法国和罗马尼亚均设有办事处，但是您可以在许多更具吸引力的国家和地区提供房地产。您是如何做到的呢？

我们的 “第二套住宅和国际投资” 永久性展出的理念，促成了一个全球合作伙伴网络的建立，在不同的目的地提供各式各样的房产，以根据客户诉求满足他们的所需。我们所合作的当地开发商很快就明白了通过我们的各个办事处在境外发展，他们可以从我们的国际涉猎中获益。

LPS: 是否可以基于您的经验，跟我们分享一下当下中国投资者应该投资的三个主要市场，以及投资原因。

Elite Properties International 房地产经纪公司所提供的服务并不是我们通常所定义的 “裸钻” 服务，而是我们将之称为 “深度切割和抛光” 的服务。与客户进行的审核是我们提供服务的基础，它使我们能够定义与他们相对应的一个或多个目的地。换句话说，基于教育、文化、待开发的业务等基本价值，每个投资者对应一个目的地、房产或投资。每个客户都是独一无二的，因此我们的服务也独一无二的！他们将塑造投资梦想，即钻石原石，将其变为现实，购买将成为成品钻石的房产。

LPS: 今年您希望想中国投资者和买家推荐哪些房产项目呢？

我们为客户、买家及投资者寻找适合他们的房产。Elite Properties International 希望成为他们所有房地产项目的合作伙伴，我们帮助他们在购置房产之余获得更多的优势。购买一套 Elite Properties International 的别墅或公寓，首先是梦想的实现，那就是拥有一座与他们形影不离的住宅，并将成为上演他们最美丽时刻的剧场。同时也意味着一处能够让他们在全球范围内发展业务的投资项目。

LPS: 投资者能够从以上所诉的投资中获得哪些益处呢？

在客户购买过程中的每一个阶段我们都全程陪同，从定义所需到公证书的签署……甚至是所有过程结束之后。Elite Properties International 所出售的不是房产本身而是服务。每个人内心都有自己的渴望，只要您将您的愿想表述出来，我们就可以让之开花结果。

LPS: 投资者选择通过您公司投资会涉及哪些步骤呢？

我们以适合（未来）客户的形式（他们选择的时间和方式）倾听他们的意见。我们随时准备起草审计报告，使我们能够尽可能准确地确定他们的期望。在该审计的基础上，向客户展示一些精选房产项目以达成他们的目标。最后，一次实地发现之旅将使我们把梦想变为现实。



Mr. Frédéric Steve
CEO

LPS: Can you introduce Elite Properties International as a company :

Elite Properties International is a real estate agency that has developed an innovative concept. Based on more than ten years of experience in real estate development, first on the Belgian coast and then in Spain, Mr. Frédéric Steve, CEO of Elite, has decided to extend its field of action internationally. With the health crisis that we are experiencing, the notion of "plus" service for customers is really paramount and has refined the concept. In order to apply it to the level our clients expect from us, he surround themselves with highly competent and professional independent estate agents, operating according to the codes of conduct he hold dear: discretion, confidentiality and personalised service.

Our field of action ranges from second homes for personal use, to real estate investment, through second homes with profitability or with a view to becoming the main residence for retirement. In addition, we are able to propose hotel or industrial real estate investment projects and investments giving access to the gold visa.

LPS: You have offices in Belgium, Luxembourg, France and Romania, but you are able to offer properties in so many more attractive countries and destinations. Could you tell us more about how you do this?

Our concept of a permanent exhibition for second homes and international investment has led to the creation of a network of partners throughout the world to offer properties in destinations that can meet the wishes of each of our clients according to their interests. These local developers quickly understood the benefits they could derive from this international reach, allowing them to develop beyond their borders via our various offices.

LPS: Based on your experience, could you tell us the three main markets that a Chinese investor should buy in today and why?

Elite Properties International is not a real estate agency based on the product we would define as rough diamonds but on the service we would call cut and polished diamonds. An audit carried out with our clients is the basis of our offer which allows us to define the destination(s) that correspond to them. In other words, to each investor corresponds a destination, a property or an investment based on the basic values which are education, culture, a business to be developed. Each client is unique, so our services are also unique! They will shape the investment dream, the rough diamond, to bring it to reality, the purchase of the property that will be the finished diamond.

LPS: Which properties would you like to present to Chinese buyers and investors this year?

The Sun, the Moon, March, ... the planet which, as mentioned in the previous question, will allow us to reach our goal : to find the property that corresponds to our clients, buyers or investors. Elite Properties International wants to be the partner of all their real estate projects, we help them to find much more than



just a property. Buying an Elite Properties International villa or flat is above all the realisation of a dream, that of a home that resembles them down to the last detail and which will become the theatre of their most beautiful moments. It also means finding the investment project that will enable them to develop a business worldwide.

LPS: What benefits can a Chinese investor derive from an investment in the above properties?

We accompany our clients at every stage of the purchase process, from the definition of the need to the signing of the notarial deed ... and even afterwards. At Elite Properties International we do not sell a property but a service. Each person has a desire within them, you just have to let it express itself and we are there to make it blossom.

LPS: What are the steps to follow so that Chinese investors can buy with you?

We listen to our (future) clients in the form that suits them, when and how they choose. We are at their disposal to draw up the audit that will enable us to define their expectations as precisely as possible. On the basis of this audit, we will present them with a number of properties that will allow them to refine their expectations. Finally, a voyage of discovery on the spot will allow us to transform the dream into reality.



独家专访

MR. ANDREAS LANDERTSHAMMER LANDERTSHAMMER REAL ESTATE GMBH MANAGING DIRECTOR

董事总经理



Mr. Andreas Landertshammer (音译: 安德烈亚斯岚德夏玛先生) 在德国和欧洲的房地产投资和市场开发上有着长期丰富的经验。

在 2003 年创立 “Landertshammer” 房地产公司之前, 他曾在不少国际房地产公司担任重要职务。该公司专注于为欧洲和国外的家族办公室和富裕人士提供投资服务。在过去的十年中, 与中国客户的业务已成为特别的重点。

LPS: 可以为我们介绍一下您自己以及您的公司: Landertshammer Real Estate (LRE) 吗?

我是一名奥地利公民, 在维也纳学习建筑, 随后我在加利福尼亚州旧金山做了 10 年建筑师, 继续从事房地产开发工作。90 年代初搬到柏林, 我在 Tishman Speyer Properties (美国领先的国际开发商之一) 担任总监, 开发了诸多大型项目。

90 年代末, 我加入了位于法兰克福附近一家精致的联合家族理财办公室 FERL, 并建立了他们的房地产部门, 五年后, 我成立了 LRE。我们专注于房地产的各个方面的事情, 始终着眼于客户需求和投资目标。我们的服务范围涵盖投资及开发等方面的咨询和经纪服务。尤其是对于国际客户, 准确理解他们的目标并作为他们可靠的合作伙伴是至关重要的。信任和信誉是成功客户关系的主要因素。

LPS: 中国投资者投资德国的主要原因有哪些?

全球市场有许多不同的投资机会, 但在哪里进行房地产投资是一个关键的战略决策, 因为房地产投资通常是长期投资, 受当地市场条件的影响很大。为什么德国是投资的首选, 理由有很多:

欧盟主要经济体: 德国是世界第四大经济体, 也是欧洲主要经济体。德国专有技术和技术的性质和多样性将确保它仍将名列前茅。

稳定性: 多年来, 事实证明, 德国是一个非常稳定、稳步增长的市场。在一个负责任的政府的帮助下, 在德国的投资可以确保您有一个安全、稳定的收入。

良好的中德关系: 在过去的几年中, 德国和中国一直是可靠的盟友, 而其他国家 (如美国) 为外国投资者创造了相当敌对的经济环境。
低租金水平: 与其他欧洲和全球首都相比, 德国的租金水平仍然相当低, 这为增长留下了空间, 创造了强大的上行潜力。由于德国不是一个中央集权的国家, 主要业务分布在 “七大” 地区, 租金水平各不相同, 各有具体的市场情况。

资产流动性 / 高需求: 交易流稳定, 平均投资额为每年 330 亿欧元。这是基于不同类型的投资者, 如国际基金、养老基金、家族理财办公室等, 他们都在寻求可靠的投资。其他理由还有很多, 在此我就不多说了。

LPS: 何谓 “七大” ?

正如刚才提到的, 德国是一个联邦国家, 有几个地区首府。所谓的 “七大 (或七巨头)” 是柏林、法兰克福、慕尼黑、汉堡、斯图加特、杜塞尔多夫和科隆。

每个城市和地区都有不同类型的商业和工业。以斯图加特为例, 历史上一直专注于汽车工业 (梅赛德斯、保时捷); 法兰克福是德国的金融中心, 也是欧洲中央银行的所在地。汉堡港是国际进出口的重要港口, 而杜塞尔多夫是时尚之都。

与法国或英国等中央集权国家相比, 这种多样性是一大优势, 这些国家的大部分企业都设在巴黎或伦敦。在危机中, 分散的各州能更好地发挥作用。

LPS: 与美国或英国相比之下, 德国具备哪些优势?

这个问题相当好! 因为很多中国投资者已经在这些国家建立了投资机构, 主要是因为他们的家人或朋友以前都在那里定居过, 走老路总是比较容易的, 对吧? 另外, 大多数中国人讲英语, 对这些国家来说绝对是一个优势! 然而, 大多数德国人的英语也很好。

现在, 咱们且看事实, 美国和英国目前都有政府, 而他们不一定是出于人民或国家的利益行事。贸易战和进口限制是短视的, 会在相当长一段时间内严重损害他们的经济。

英国决定脱欧, 这在我看来是一个大错误。这将是该国的主要经济障碍, 需要很长时间才能恢复。更重要的是, 英国和美国在 COVID-19 危机方面的处理都相当糟糕, 与德国相比死亡人数异常之高。对于他们的经济而言, 这是又一次严重的打击。我对这两个国家都有很好的接触, 看到病毒的强大破坏性, 我深感痛心。

中国已经向大家证明病毒可以得到控制, 但只能通过严厉的措施和严格的监控。德国已经成功选择了一条类似的道路。

LPS: 对于有意在德国投资的中国投资者, 您将提供哪些方面的服务?

多年来, 我们了解到, 外国投资者, 无论是私人投资者还是机构投资者, 都需要一个强大的本地合作伙伴, 他们了解当地市场、法规和法规, 实质上了解当地 (商业) 文化。信任和正直对伙伴关系双方都至关重要。

我们 (LRE) 希望成为中国投资者的合作伙伴。作为合作的第一步,

YOUR ‘LEAN’ CHOICE FOR INVESTING IN WESTERN CANADA & AMERICAN MID-WEST

Universal LP offers investors solid returns in stable, diversified Western Canadian markets, including access to the American mid-west, with a targeted focus on small to medium-sized, high yield business, industrial, and commercial properties.

Our team of experience professionals and a lean, low-cost corporate structure combined with our local knowledge of local real estate markets and available

properties means consistent and strong returns on capital – our aim is to return 8% per year.

We strive for potential long-term growth of capital through strategic value-added enhancements to properties yielding strong rental income growth that will provide consistent and dependable cash-flow payouts to our investors.



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The photographs shown in this advertisement represent Canadian communities Universal invests in.

我们讨论客户的投资目标，以了解其需求和动机。一旦参数设定好，我们将提供市场分析、经纪、交易和开发服务等。

但最重要的是，我们努力赢得客户的信任，成为他在当地的代表——一站式精品店（提供一条龙服务）。我们与一流的律师事务所、经纪人和税务顾问等通力合作。这使我们能够迅速组建一个高效的团队来满足客户的需求。

举个简单的例子：我们的一位客户在中国有很大的生意，自然地，他没有时间亲自处理他的国际投资。我们为他寻找优质的房地产项目、处理交易过程、构建必要的法律框架、作为他的资产经理或业主代表，在所有程序上，始终把他的利益放在第一位。

LPS: 中国投资者通过 LRE 公司投资涉及哪些步骤呢？

对感兴趣的投资者来说，第一步是给我们发一封电子邮件，简要说明他的投资意向。如有需要，也可以通过微信联系我们。

随后，我们会安排电话联系或启动线上聊天，以进一步深化投资范畴，从而交流市场信息和经验。下一步，面对面的交谈是非常有助益的，现在确实有点问题，但我相信我们很快就能再次旅行。我通常每三个月来中国一次，所以在中国第一次见面没问题。

我相信您的读者不会害羞，如果大家有任何问题都可以随时来问我。感谢 LPS 给我提供的这次采访机会。

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官方网站：www.landertshammer.com



Mr. Andreas Landertshammer has a longstanding experience in the German and European real estate investment and development markets.

He held key positions with international real estate companies, before founding Landertshammer Real Estate in 2003. The company focuses on investment services for family offices and HNWI's, both from Europe and abroad. In the last decade business with Chinese clients has become a special focus.

LPS: Could you please introduce yourself and your company: Landertshammer Real Estate (LRE)?

I am an Austrian citizen, studied Architecture in Vienna, then, after 10 years of experience as an architect in San Francisco, California, I went on to real estate development. Moving to Berlin in the early nineties, I developed large scale projects as director at Tishman Speyer Properties, one of the leading international US developers.

In the late nineties I joined FERI, an exquisite multi-family office near Frankfurt and built up their real estate division, then five years later, I founded LRE. We concentrate on all aspects of real estate, always focusing on the clients needs and investment goals. The range of services goes from consulting and brokerage over investment to development. Especially with international clients, it is essential to exactly understand their goals and act as their reliable partner. Trust and credibility are the main ingredients for success client relationship.

LPS: What are the main reasons why Chinese should invest in Germany?

The global markets have many different investment opportunities to offer, but it is a key strategic decision where to place a real estate investment, as it often is a longterm investment, which is heavily influenced by the local market conditions. There is a number of good reasons, why Germany is a top choice.

Leading EU economy: Germany is the 4th largest economy in the world and the leading economy in Europe. The nature and variety of German know-how and technology will ensure that it will remain in the top of the list.

Stability: Germany, over the years, has proven to be a very stable, steadily growing market. This, in connection with a responsible Government, ensures that an investment in Germany provides you a secure and steady income.

Good Chinese-German relations: Germany and China have been reliable allies in the past years, while other nations, like the US, have created a rather hostile economic climate for foreign investors.

Low rent levels: In comparison with other European and global capitals, Germany has still reasonably low rent levels, which leaves space for growth and creates a strong upside potential. As Germany is not a centralized state, the key businesses spread over the 'Big Seven', with varying rent levels and each with specific market conditions.

Asset liquidity/High demand: There is a constant deal flow with an average investment volume of € 33 billion p.a. This is based on very different types of investors, such as international funds, pension funds, family offices etc., who are all seeking reliable investments.



雪乐 (Cheryl Chua) 是一位新加坡房地产中介，具有丰富的从业经验。和各地经纪人密切合作，提供与协助海外人士全方位一站式专业服务，如房屋买卖、物业管理、投资、注册公司和留学等等。雪乐专售中央市区高端房地产。

2019年，雪乐成功卖出了 Penthouse in Iconic Reflections @ Keppel。这是一间标志性的顶层公寓。同年，她荣获博纳 (PropNex) 新加坡最大上市房地产代理的十大领导和成就者奖项。



雪乐推荐的新加坡房地产

www.xuelechua.com

1. 圣淘沙高端别墅

Sentosa Bungalow

价格：46,000,000 美元

具有东方风格，面向海景，地有10111平方尺，建8800平方尺2层楼附地下室，4间套房加1个书房，1个私人泳池。

2. 丽斯卡尔顿顶层公寓

Ritz Carlton Residences Penthouse

价格：44,800,000 美元

位于高端乌节路地段，世界名牌专卖店百利宫 (Paragon) 后方。丽斯卡尔顿在世界各地享有盛誉的6星级酒店及公寓。永久地契。

3层楼顶层公寓，6501平方尺，备有私人电梯，1个私人泳池，1个私人屋顶露台，3间套房加1个书房。

3. 华彬。汉美登顶层公寓

Reignwood Hamilton Scotts Penthouse

价格：42,000,000 美元

3层楼大型顶层公寓，名设计师装潢，6975平方尺，可停泊4辆豪华轿车于私人车库，2个天池，2个私人电梯，6间套房，2个化妆室，2个家庭空间，2个双高天花板 (Double Height Ceiling) 客厅，2个餐厅，2个私人屋顶露台。永久地契。

4. 华利世家精品顶层公寓

Wallich Residences Penthouse

价格：27,000,000 美元

黄金位置，顶层公寓，敏锐高净值人士的最爱。3509平方尺，3间套房。



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There are many more reasons, but I don't want to burst the frame.

LPS: What are the 'Big Seven'?

As just mentioned, Germany is a federal state, with several regional capitals. The so-called 'big seven' are Berlin, Frankfurt, Munich, Hamburg, Stuttgart, Düsseldorf and Cologne.

Each city and region have varying types of business and industry. Stuttgart for example, historically has a focus on the car industry (Mercedes, Porsche), Frankfurt is the finance capital of Germany, also home the European central bank. Hamburg harbor is essential for international import/export, while Düsseldorf is the fashion capital.

This diversity is a major plus compared to centralized states, such as France or Great Britain, where the bulk of businesses is located in Paris or London. In a crisis decentralized states simply function better.

LPS: What advantages does Germany have in comparison to the US or the UK?

Very good question! Because many Chinese investors are already established in these countries, mostly for the reason that family or friends have settled there before and it's always easier to follow a beaten path, right? In addition, most Chinese speak English, definitely an advantage for these countries! However, most Germans speak excellent English as well.

Now, if you look just at the facts, both the US and the UK currently have Governments, which are not necessarily acting in the people's or nation's best interest. Trade wars and import restrictions are short-sighted and will damage their economy badly for quite a while.

The UK has decided for Brexit, a big mistake in my point of view. This will be a major economic backset for the country, which will require a long time for recovery. On top, both the UK and the US are handling the COVID-19 crisis rather badly, with an exceptional high number of deaths in comparison to Germany. This is an additional severe blast for their economies. I have excellent contacts in both countries, and I am very sad to see how destructive this virus has been already.

China has proven that you can control the virus, but only through tough measures and strict monitoring. Germany has successfully chosen a similar path.

LPS: What services do you provide to Chinese investors looking to invest in Germany?

We have learned over the years that foreign investors, both private and institutional, need a strong local partner, who understands the local markets, rules and regulations, and essentially, the local (business) culture. Trust and integrity are essential on both sides of the partnership.

LRE wants to be this partner for Chinese investors. As a first step we discuss the investment goals of the client to understand his needs and motivation. Once the parameters have been set, we offer market analyses, brokerage, transaction and development services.

Most importantly though, we strive to win the clients trust and become his local representative – a one stop boutique. We cooperate with leading law firms, brokers and tax advisors, etc. This enables us to quickly put together an efficient team to take care of the clients demands.

Let me give you a short example: one of our clients, who owns a rather large business in China, naturally does not have the time to take care of his international investments himself. We sourced good real estate projects for him, handled the transaction process, founded the required legal framework and act as his asset manager or owner's representative, always putting his interest in first place.

LPS: What are the steps involved for Chinese investors in order to invest with LRE?

The first step for an interested investor is to send us an email with a short description of his investment intentions. We can also be reached via WeChat, if desired.

We then would schedule a call or start a chat to further deepen the investment criteria, thereby exchanging market information and experiences. Next, a personal meeting would be helpful, which right now is a bit of a problem indeed, but I trust that we can travel again soon. I am usually in China every three month, so a first meeting in China is no problem.

I trust that your readers are not shy and ask me any questions they may have on this subject. Thank you for the opportunity.

Contact details:

Email: office@landertshammer.com

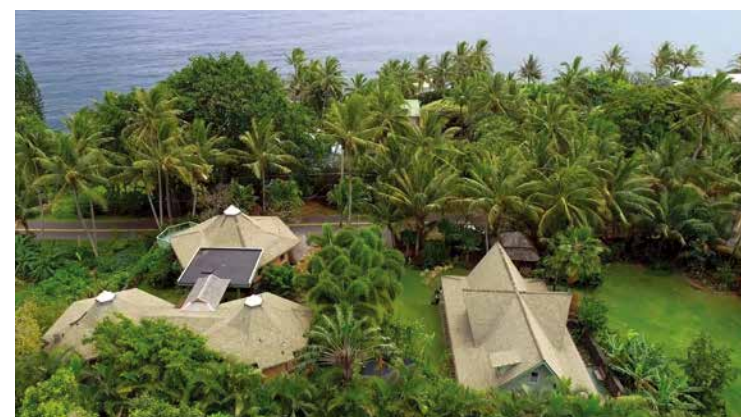
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Price: USD1,300,000



公司或家庭度假酒店位于夏威夷大岛希洛以南48公里处，由3个连续地块上的两个住宅区组成，距离美丽的黑沙滩 Kehena Beach 200米。海豚和海龟常年造访Kehena湾。从11月到4月，座头鲸会造访包括Kehena湾在内的地区。

住宅区的建筑设计以巴厘岛风格为主题。大门均是在巴厘岛手工雕刻完成的。木地板和许多建筑材料都是从巴厘岛进口的。七间卧室中有四间建有引人注目的拱形天花板。每个住宅都有一个大工作室。室内面积443平方米，6.5间卫生间。

该房产有着独特的布局设计。对细节的关注体现在手工雕刻的门和柱子、木地板、熔岩墙、石径、彩色瓷砖和巴厘岛雕像上。有两个不同的工作室空间，可以用于会议、瑜伽或娱乐的理想场所。在一个住宅建筑中，工作室是一个53平方米的矩形空间。工作室上方是一个住宅区，包括一个客厅区域、全套浴室、全套厨房、无梯阁楼和私人阳台。与此住宅建筑相邻的是带淋浴的热水浴缸花园。

另一个住宅的特点是一个约72平方米的六边形空间和弹簧木地板工作室。上面是一间78平方米的六边形套房，有海景、全套厨房、私人浴室、天窗和面向日出的太阳甲板（见图）。在这个工作室的对面是另外两个六边形的卧室，每间34平方米都有类似的拱形天花板，通过有顶的开放式走道相连。每间客房均设有私人浴室和海景视野。在较低的一层是两个小卧室，共用浴室，另一个34平方米的卧室有半个浴室。您可以通过代理商获得更多房产照片和具体信息。

Corporate or family retreat located Big Island of Hawaii 48 km south of Hilo composed of two residences on 3-consecutive lots, 200 meters from Kehena Beach, a beautiful black sand beach. Dolphins and sea turtles visit Kehena Bay year-round. From November thru April humpback whales visit the area including Kehena Bay.

The residences are architecturally designed in a Balinese theme. Doors were hand-carved in Bali. Wood flooring and many construction materials were imported from Bali. Four of seven bedrooms have dramatic vaulted ceilings. Each residence has a large studio. Indoor space 443 square meters, 6.5 bathrooms.

The property offers a unique layout. The attention to detail is shown in hand-carved doors and posts, wood floors, lava rock walls, stone paths, colored tiles, and Balinese statues. There are two distinct studio spaces, ideal for meetings, yoga, or recreation. In one residence the Studio is a rectangle of 53 square meters. Above the studio is a residence, which includes a living room area, full bathroom, full kitchen, ladder accessible loft, and private veranda. Adjacent to this residence is walled hot tub garden with shower.

The other residence features a studio of approximately 72 square meters of hexagonal space with a sprung wood floor. Above is a 78 square meter hexagonal Suite, with an ocean view, full kitchen, private bathroom, skylight and sun deck facing the sunrise (see photo). Across from this studio are two more hexagonal bedrooms, 34 square meters each with similar vaulted ceilings, connected via a covered open walkway. Each room features a private bathroom and ocean views. On the lower level are 2 more small bedrooms, with shared bathroom, and another 34 square meter bedroom with half bathroom. Photos and information available via agent.

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独家专访

MR.
JEFFREY ROBERTS
JEFFREY ROBERTS 先生

LPS: 请您为我们介绍一下您及您的公司 American Business Group

很高兴，我是一位拥有 20 多年工作经验的企业家。我的职业生涯始于一家公共会计公司，从事企业报告、税务和审计工作。经过几次头脑风暴，我创立了美国商业集团。ABG 是一家商业房地产开发公司，管理和采购了许多定制和租赁交易，包括买卖房地产投资。美国商业集团在零售、办公、酒店、住宅、仓储和仓储以及土地开发等领域进行投资。

LPS: 对于有意在美国投资的中国投资者，您提供哪些服务？

美国商业集团拥有完整的管理团队，提供租赁管理、房产维护和财务报告等各方面服务。ABG 自行开发各种投资，涵盖美国市场内的公司关系。构想或业务计划一旦制定，我就会向任何外国投资者开放机会，尽管我的工作重点一直在中国，因为在那里我的许多人际关系都已成熟。

除我自己的项目外，ABG 还具有管理其他投资者项目的能力。这些服务包括薪资和人力资源管理、银行、融资和财务管理。任何已经进行了投资或正在投资、寻找房地产和财务经理的外国投资者，ABG 都能为该投资者提供服务。

LPS: 您觉得为什么中国投资者应该在美国投资商业地产而不是住宅？

商业地产提供了一个非常安全的长期投资机会。如果投资者希望在短时间内迅速赚到快钱，那么商业地产并不是最好的选择。然而，对于保守的投资者来说，寻找一个安全的长期投资、有保证的回报和最小的风险，则商业房地产是一个不错的选择。

事实上，对于任何一个投资者来说，在考虑长期投资时好的选择有很多。商业地产所能提供的是对通胀的对冲和额外的税收优惠。例如，如果投资者希望投资年平均收益率为 8% 至 10% 的资金，那么商业地产就可以满足这一标准。

请记住，从表面上看，许多投资者可能对这种回报不屑一顾，但一旦投资者明白这种回报可以持续 10 年至 20 年甚至更长时间，这就是价值所在。此外，在投资生命周期结束时，改造和土地仍具有剩余价值。

LPS: 与美国其他州相比，在俄克拉荷马州投资有什么优势？

与美国其他州相比，俄克拉荷马州的经济水平较低，因此作为回报，可以为任何新投资实现更高的内部收益率或现金回报率。此外，俄克拉何马州土地供应量大，因此任何新开发项目的收购价格都远低于其他州。

与其他州相比，美国商业集团已经能够在经济较低的州开发和管理许多长期的高收益投资。美国商业集团管理着俄克拉荷马州的大部分投资，但在亚利桑那州、阿肯色州、得克萨斯州和佛罗里达州也很活跃。

LPS: 中国投资者向美国商业集团投资涉及采取哪些步骤？

诸如大多数商业活动，最初的步骤始于对话。无论投资者是否需要管理的项目，还是寻找新的投资项目、或是寻求对新项目的咨询，一切都从对话开始。我与投资者合作，确定他们的需求和愿望，然后提出可供投资者考虑的选择。投资者所需要做的就是



联系我并安排初次会面，无论是面对面还是虚拟会面。我个人的偏好是面对面对话。

LPS: 对于第一次在美国投资商业地产的中国投资者，您有什么建议？

耐心。这是在处理商业地产时最有价值的建议。再说一次，这不是一个赚钱快的行业。商业地产有许多运作要素，因此强烈建议投资者花些时间来充分了解这个行业的运作方式、其收益和风险。一旦这种教育得到满足，投资者就会感到更加自在。

LPS: 与中国 / 国际投资者打交道时，您面临的主要挑战是什么？如何克服这些挑战？

最大的挑战是沟通。我的公司里有很多以普通话为母语的员工，所以最大的障碍不是语言，而是体现在商业地产上使用的投资术语和推进过程。投资的理念很简单，投入资金、期待回报，并获取利润。然而，正如许多投资一样，它们都有一定的风险，所以在沟通过程中，投资者充分了解所涉及的风险是很重要的。许多不同的国家针对房地产投资有着不同的税收结构，因此就税收结构进行沟通同样重要，以便理解它，以及它如何对投资或投资者产生影响或好处。

LPS: 您拥有 CCIM 称号（注册商业投资会员）。您能否解释一下 CCIM 的名称，以及为什么在投资美国商业地产的时候，持有这样的名称代表着一种信誉的象征？

CCIM 是注册商业投资会员 (Certified Commercial Investment Member) 的缩写，成立于 1969 年，以商业地产行业的教育、网络 and 道德规范为基础。CCIM 指定人员是全球网络中的精英成员，被视为房地产知识博士。CCIM 在金融和 market 分析方面有丰富的教育和经验，在商业房地产行业也有丰富的经验。CCIM 代表行业内经过证明的合格专业知识。

LPS: 您是否从事商业房地产以外的业务？对于有意在美国商业集团投资的中国投资者来说，如何能从中获益？

是的，除了商业地产，我还从事商业风险投资。在我 20 年的商业生涯中，我参与了许多定制建筑项目、租赁交易以及买卖。我在零售业、酒店业、住宅、仓储业、制造业、物流业、外贸和土地开发等方面都有创业经验。目前，我管理着超过 32 家美国公司，一家外国公司和 120 多名北美全职员工。我在许多企业中保持着强烈的愿望和兴趣，并在国际商业领域保持多元化的基础。不管我是作为创造者、顾问还是合伙人，都一向如是。投资者将从我在商业方面的丰富经验中获益，以及我的 CCIM 认证，这将增加价值和舒适度，以确保长期的有利投资、满足或超过投资者的需求。



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Jeffrey Roberts, CCIM
American Business Group

LPS: Could you please introduce yourself and your company: American Business Group?

With pleasure, I am an entrepreneur with over 20 years working experience. I began my career as a staff accountant in a public accounting firm working on corporate reporting, tax and audits. After a few brainstorming ideas and concepts I started American Business Group. ABG as it came to be known, is a commercial real estate development firm that has administered and procured many built-to-suit and lease transactions, including buying and selling real estate investments. American Business Group works with investments in the retail, office, hospitality, residential, storage and warehousing, and land development sectors.

LPS: What services do you provide to Chinese investors looking to invest in the USA?

American Business Group offers a full management team to service all aspects of lease management, property maintenance and financial reporting. ABG develops a variety of its own investments involving corporate relationships within the USA market. Once an idea or business plan is created, I open the opportunity up to any foreign investors, although my focus has been in China as that is where many of my relationships matured. Other than my own projects ABG has the ability to manage other investors projects. These services include payroll and HR management, banking, financing and property management. Any foreign investors who already have an investment or are in the process of investing and looking for a property and financial manager, ABG is able to offer services for the investor.

LPS: Why should Chinese invest in Commercial estate VS Residential in the USA?

Commercial real estate offers a very secure long-term investment opportunity. If investors are looking for quick dollars to earn in a short period of time, commercial real estate is not the best to consider. However, for the conservative investor looking for a secure long-term investment with guaranteed returns and minimal risk, then commercial real estate is a stellar option. In fact, there are many good options for any investor when considering the placement of money in a long-term investment. What commercial real estate offers is a hedge on inflation and added tax benefits. For example, if an investor is looking to place funds that will yield on average 8% to 10% annual return, then commercial real estate can meet this criteria. Keep in mind that on the surface, many investors may shrug at this return, but once an investor understands that this can be sustained for a period of 10 years to as many as 20 or more years, that is where the value resides. In addition, at the end of the investment life cycle, there still remains residual value in the improvements and land.

LPS: What are the advantages to invest in the state of Oklahoma VS other states in the USA?

Oklahoma is a state that has lower economics compared to other US States so in return making it possible to achieve higher internal rate of returns or cash on cash returns for any new investment. In addition, Oklahoma offers a lot of land so for any new development the acquisition price is much lower than other states. American Business Group has been able to develop and manage many long-term high yield investments in economically lower states when in comparison to other states. American Business Group manages most investments in the state of Oklahoma but also active in Arizona, Arkansas, Texas and Florida.

LPS: What are the steps involved for Chinese Investors in order to invest with the American Business Group?

As in many ways of business, the initial steps reside in conversation. Whether an investor has a project they need management in place, looking to place new funds, or seeking consultation on a new project, it all begins with conversation. I work with an investor to determine their needs and desires and then propose options for the investor to consider. All the investor is required to do is contact me and arrange an initial meeting, whether it be in person or virtual. My preference is in person, initially.



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LPS: Which advice would you give to Chinese investors willing to invest for the first time in Commercial real estate, in the US?

Patience. That is the most valuable advice when dealing with commercial real estate. Again, this is not an industry to make quick money. Commercial real estate has many working components so it is highly advised that an investor takes time to fully understand how the industry works, its benefits and its risks. Once that education is met then the investor will feel more comfortable.

LPS: What are the main challenges that you are facing when dealing with Chinese/international investors and how do you overcome them?

The biggest challenge is communication. Not so much in the language, as that is why I have very experienced native Mandarin speakers in my firm, but the communication of the terminology and process of investing in commercial real estate. The idea of investment is simple, place money, expect returns, and collect profits. However, as with many investments they all have certain risk, so it is important that in the communication process an investor fully understands the risks involved. Many different countries offer different tax structures around investing in real estate so it is as equally important to have communication regarding the tax structure so it will be understood and how it can have an effect, or benefit, on an investment or the investor.

LPS: You hold a CCIM designation (a Certified Commercial Investment Member). Could you please explain what is a CCIM designation and why holding such designation represents a token of credibility at the time to invest in commercial estate in the USA?

CCIM stands for Certified Commercial Investment Member and was established in 1969 under a foundation of education, networking, and ethics in commercial real estate business. A CCIM designee is an elite member of a worldwide network and has been regarded as the PhD of real estate knowledge. A CCIM has extended education and experience in financial and market analysis as well as demonstrated extensive experience in the commercial real estate industry. A CCIM represents proven and qualified expertise within the industry.

LPS: Are you involved in business other than commercial real estate? And how can it benefit to a Chinese investor willing to invest with the American Business Group?

Yes, I am involved in business ventures other than commercial real estate. In my 20 years of business I have been involved with many built-to-suit projects, lease transactions as well as buying and selling. I have ventured experience in retail, hospitality, residential, storage and warehousing, manufacturing, logistics, foreign trade and land development. Currently I manage over 32 US corporations, one foreign company and over 120 full time employees within North America. I maintain a strong desire and interest within many ventures and maintain a diversified foundation within the international business industry. This is held true whether I am the creator, consultant, or partner. The investor will find benefit in my diverse experience in business, along with my CCIM designation, which will add value and comfort to secure a beneficial investment for the long term that meets, or exceeds, the needs of the investor.



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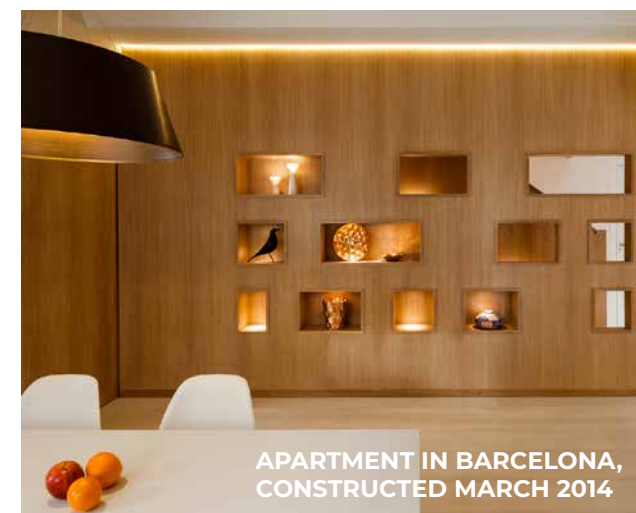


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YUL 公寓推出位于蒙特利尔市中心的二期超豪华顶层公寓



别具一格的 YUL 公寓 (YUL Condominiums) 在充满活力的蒙特利尔市中心，推出了六套最先进的豪华顶层公寓，为奢华生活设定了终极黄金标准。每套顶层公寓都拥有令人着迷的精致环境，无尽的装饰选择和便利设施，以及令人垂涎的城市环境中无与伦比的私密性，是拥有精美品质和特色的极致住宅。

YUL 公寓项目本身是一个屡获殊荣的房地产项目，由必雷亚集团与 Tianco 集团合作开发；位于著名的 René-Lévesque St. 西大街，在 Bishop 和 Mackay 路口转角处，毗邻贝尔中心，贝尔中心是连续 24 届“斯坦利冠军杯”（Stanley Cup Champions）冰球赛的举办地，也是蒙特利尔加拿大冰球队所在地，以及重要的大型活动的中心。

YUL 公寓项目拥有两座 38 层高的住宅高楼，共有 800 多个单元，其中包括位于 Overdale Avenue（奥弗代尔大道）延展出来的 17 个现代联排别墅，面积为 2,400 平方英尺，紧邻两栋公寓大楼。这个住宅社区卓越非凡，是全省同类住宅中最大的住宅社区之一，也是最受欢迎的住宅社区之一，其超豪华顶层公寓是寻求极致豪华生活的高端买家的不二之选。

顶层公寓坐落在 YUL 二期住宅大楼的第 37 和第 38 层，坐拥大楼的最高层。从这些气势恢宏的高端住宅的高处俯瞰，在一天中的任何时候或是一年中的任何季节，都可以拥有无敌视野欣赏到蒙特利尔令人惊艳的绝美天际线：无论是皇家山、圣劳伦斯河还是夜幕下光芒四射的雅克·卡地亚大桥，都尽收眼底。

谈及这些顶层公寓的设计和布局，他们的每一处均是独一无二的，面积从 1500 到 2485 平方英尺不等；天花板的高度分别为 13 到 15 英尺之间，以及其大型开放区域，给庞大的空间注入了永恒的庄严感和优雅感。来自 Wolf 和 Sub-Zero 的高端餐厅级家用电器为奢

华的生活体验增添了现代风格和力量感。大量的欧洲高端内饰选择，为买家们的内部空间装饰提供了无限的设计自由。

作为 YUL 住宅社区的一部分，顶层公寓的业主可轻松享受这两座大楼所配置的各种豪华设施所带来的舒适和乐趣，这些配套设施最快将于 2021 年投入使用，YUL 二期目前已开始交付使用。

公寓设施包括了 23,000 平方英尺别具匠心的私人露天花园和郁郁葱葱的绿色植被。在这个风景优美的环境中，居民一年四季都可以足不出户畅享全市最新鲜的空气，且不惧被窥视。与此同时，其户外水疗中心和桑拿浴室四季开放，环境舒缓、安宁，为忙碌一天后的居民们放松身心提供了理想的避难所在。YUL 拥有蒙特利尔最长的室内小型游泳池，居民可以在设备齐全的健身设施中锻炼后在此畅游；无论您是早起的鸟儿还是夜猫子，健身设施始终为您开放。

天空会所 (The Sky Lounge) 位于 38 楼，由阿玛尼凯撒独家装饰；点缀于 YUL 大楼中的其他公共区域，无论是在白天或在灯火阑珊的城市夜晚，皆是社交聚会的优选所在，其户外露台配置了不锈钢烧烤设施，是亲朋好友之间密会的上好所在。在这里诸多的活动功能厅，为您的各种大小会晤提供了更多选择空间。

YUL 公寓位于蒙特利尔市中心，距离各种美味佳肴仅寸步之遥，如丽思卡尔顿酒店 (Ritz Carlton) 的 Maison Boulud 或 Portus 360 餐厅（一家可 360 度欣赏城市美景和葡萄牙美食的旋转餐厅）。尽数品尝当地风味佳肴，体验蒙特利尔令人难忘的美食，或参观遍布城市各处的巴黎式咖啡馆和浪漫咖啡厅，畅享美丽时光。

这个城市还是世界上一些最著名的商场和精品店的所在地，例如奥美 (Ogilvy) 和蒂芙尼 (Tiffany's)。圣凯瑟琳街 (St. Catherine Street) 上的玻璃橱柜琳琅满目，备受欢迎，可尽情游览；YUL 的



公共交通发达，可方便地搭乘，随时探索新的目的地，包括未来的大型 REM 轻轨项目，全长 67 公里，横跨整个大蒙特利尔地区。

蒙特利尔以其丰富的历史和多元文化而闻名于北美和全世界，是蒙特利尔获得“必去”的旅游目的地声誉的主要因素。这座城市在保护历史地标方面投入巨资，有一种独特的欧洲风情，让人联想到巴黎这座国际浪漫之都。这座美丽的城市令人印象深刻，主要景点包括蒙特利尔圣母大教堂和鹅卵石砌成的老港口，都能勾起人们对过往时光的美好回忆。虽然法语和英语可能是主要语言，但蒙特利尔境内融合了各种文化。由于移民占人口的很大一部分，蒙特利尔已经成为一座名副其实的文化重镇。

蒙特利尔全年拥有无数国际知名的活动，包括一级方程式赛车加拿大大奖赛、太阳马戏团和罗杰杯网球赛，以及高质量的艺术节，如蒙特利尔国际爵士音乐节和蒙特利尔国际街头壁画节。这座城市一年四季都有许多其他活动、事件和展览，吸引了来自世界各国的人们，其中包括北美一些顶级的博物馆和美术馆，以及世界上最美丽的植物园之一。

根据《纽约时报》的报道，蒙特利尔是全球著名的娱乐中心，聚集了来自世界各地的成千上万的人，是全球最时尚的城市目的地之一。

敬请买家们知悉，YUL 公寓二期的这六套顶层公寓中的其中一套已经售出。起价为 180 万加元。

欢迎有兴趣的买家通过拨打电话 514 903 9898 与销售团队联系或发送电子邮件至 info@yulcentreville.com 了解有关 YUL 公寓的更多信息。您也可以登陆网站 yulcentreville.com，在线上进行虚拟

游览。我们的展厅位于蒙特利尔市中心的雷内·勒维克西大街 108-1450 号 (108-1450 Boulevard René-Lévesque Ouest)；周一至周五上午 11 点至下午 6 点开放，周末从上午 11 点至下午 5 点开放。

温馨提示：YUL 公寓为购房者提供无接触购买方式，购房者可以选择轻松的在家里进行电子签约。

如欲了解更多最新信息，欢迎您即刻登录网站查看详情：yulcentreville.com





The release of six luxury, state-of-the-art penthouses at the iconic YUL Condominiums in the vibrant core of Montreal has set the ultimate golden standard in luxury living. With exceptional sophistication, endless decor choices and amenities, and unmatched privacy in a coveted urban location, each penthouse is an exquisite residence in its own right with lavish qualities and features.

The project itself, YUL Condominiums, is an award-winning real-estate project developed by Brivia Group in partnership with Tianco Group and situated on the prestigious René-Lévesque St. W at the corner of Bishop and Mackay, near the Bell Centre, the home of the 24 time Stanley Cup Champions, the Montreal Canadiens, and a primary hub for large-scale events.

YUL counts over 800 individual suites shared among two 38-storey residential towers and includes an extension of 17 modern townhomes of 2,400 square feet on Overdale Avenue, immediately adjacent to the two towers. This highly exclusive residential community, one of the largest of its kind in the province, is also one of the most sought-after and its ultra-luxe penthouses are the obvious choice for high-end buyers seeking the very best of luxury living.

Perched on the 37th and 38th floors of the second YUL residential tower, the penthouses encompass the tower's topmost levels. From their great height, these magnificent residences feature stunningly rare and intimate views of Montreal's best skyline features at any time of day or season of the year, from Mount Royal to the St Laurence River and the Jacques Cartier Bridge, illuminated by night.

When it comes to their design and layout, each of these private sanctuaries is unique and ranges from 1,500 to 2,485 square feet, with lofty 13 to 15-foot ceilings and large open areas that infuse the sprawling spaces with timeless grandeur and elegance. Restaurant-grade appliances from Wolf and Sub-Zero add a modern touch of style and strength for a deluxe living experience. With a vast selection of premium European finishes to choose from, buyers have unlimited freedom to design the suite's interiors according to their taste.

As part of the YUL residential community, penthouse residents enjoy the comforts and pleasures of the full range of decadent amenities both towers have to offer, and available as soon as 2021, with YUL Condominiums currently starting delivery.

Amenities include a thoughtfully-designed 23,000 square-foot private, open-air garden with lush greenery. In this scenic refuge, residents can enjoy the freshest air in the city year-round without travel and away from prying eyes. Meanwhile, the soothing tranquility of the all-season outdoor spa and sauna offers the ideal respite for unwinding and relaxing after a long day. YUL is also home to Montreal's longest indoor lap pool, where residents can take a dip after working out in the fully-equipped fitness facilities, which are always open for those early risers and night owls.

The Sky Lounge on the 38th floor exclusively furnished by Armani/Casa and other common areas interspersed among the YUL towers are prime spaces for social gatherings, during the day or under the city lights, and the outdoor terrace with its stainless-steel barbecues is the perfect spot for get-togethers among friends and family. The numerous event rooms provide additional settings for conferences and larger affairs, whatever the occasion.

Located in downtown Montreal, YUL Condominiums is steps away from a variety of spell-binding fine dining establishments with exemplary cuisine, such as Maison Boulud in the Ritz Carlton or Portus 360, a rotating restaurant with 360 views of the city and Portuguese delicacies. Savor the unique flavors for an unforgettable experience of Montreal's gastronomy or visit one of the many Parisien-like cafes and romantic coffee shops scattered throughout the city.

The city is also home to some of the world's most renowned stores and boutiques, including Ogilvy and Tiffany's. Browse the vitrines on popular St. Catherine Street or explore new destinations with access to public transportation steps away from YUL, including the future REM, a major transit project that will stretch over 67 km across the Greater Montreal area.

Montreal is perhaps best known across North America and the world for its rich history and multiculturalism, major ingredients in Montreal's reputation as a go-to destination. The city, which is highly invested in the preservation of historical landmarks, has a distinct European feel reminiscent of great cities like Paris. The city's impressive and beautiful collection of sites, like the Notre-Dame Basilica of Montreal and cobble-stoned Old Port, offer a nostalgic return to times past. While French and English may be the main languages, Montreal also blends a wide range of cultures within its boundaries. With immigrants comprising a large part of the population, Montreal has established itself as a cultural powerhouse through and through.

On a year-round basis, Montreal boasts countless internationally-known events, including Formula 1 Canadian Grand Prix, Cirque du Soleil, and Roger's Cup, and high-quality festivals, such as the Montreal Jazz Festival and MURAL. The city has many other activities, events, and exhibitions all year long that attract people from countries across the world, including some of the top museums and galleries in North America, in addition to one of the most beautiful botanical gardens in the world.

As a globally-famous epicenter of entertainment options, Montreal brings together hundreds of thousands of people from different parts of the world, holding a top spot as one of the trendiest urban destinations on the globe, according to the New York Times.

Buyers should know that one of the six penthouses in this limited collection of YUL Condominiums Phase 2 has already been sold. Pricing begins at \$1.8 million.

Interested buyers are invited to learn more about YUL Condominiums by contacting the sales team at 514 903 9898 or by sending an email to info@yulcentreville.com. Virtual tours are available on yulcentreville.com. The presentation center, located at 108-1450 Boulevard René-Lévesque Ouest in downtown Montreal, remains open Monday thru Friday from 11:00 a.m. to 6:00 p.m., and weekends from 11:00 a.m. to 5:00 p.m.

Please note that YUL Condominiums offers a contactless purchase option, providing all buyers with the opportunity to sign electronically, all from the comfort of their home.

For the latest updates and news, register today at yulcentreville.com.



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SENIOR & MANAGING PARTNER
PATRIKIOS PAVLOU & ASSOCIATES LLC

高级管理合伙人



LPS: 能为我们介绍一下您本人以及您的公司？

Patrikios Pavlou & Associates LLC 是一家屡获殊荣的领先律师事务所，位于塞浦路斯利马索尔。该公司拥有 57 年的经验，因提供最优质的客户服务，在全球法律研究目录中屡屡被推荐。我们为能不断获得珍贵的奖项和排名而感到自豪，这些奖项和排名肯定了我们在塞浦路斯和国际上的地位。

多年来，我可以在重大诉讼和仲裁案件、企业、商业、银行和金融跨境交易以及咨询工作中的参与而著称。我们始终致力于以最道德和负责任的标准行事，并支持社区和慈善工作。

我本人是 Patrikios Pavlou & Associates LLC 的高级管理合伙人。我在企业、商业诉讼和仲裁方面有超过 30 年的从业经验。我还专门从事涉及银行、金融、资本市场、公司和商业事务的跨境交易。我代表主要国际组织、公司集团、银行和高净值人士处理复杂的商业和其他争议解决事宜，包括塞浦路斯和国外法院的司法和仲裁程序。

我是大律师，英国特许仲裁员学会会员，并且是全球诸多专业组织的成员，例如 IBA、LCIA、ICCA 和 STEP。最近，我在迪拜国际金融中心（DIFC）法院单独注册为执业大律师。我经常以演讲者和小组成员的身份参加国际研讨会和会议，并在诸多国际出版物中撰写大量文章。

欢迎您通过我们的官方网站查询更多关于我司和我个人的信息：
www.pavlaw.com。

LPS: 您如何协助国际高净值人士及企业在塞浦路斯置业？

塞浦路斯已成为一个有吸引力的区域商业中心，同时它也被认为是世界上最好的迁移目的地之一，因为它为其居民和游客提供了卓越的生活质量。高水准的专业服务、稳定的政治和法律、高效率 and 优惠的企业税率、投资机会和先进的生活水平，这些都是促使国际社会增加对塞浦路斯房地产市场兴趣的部分标准。

我们通过收购的各个方面提供卓越的服务和建议来协助高净值人士，涵盖法律、税收影响到企业尽职调查等方面，以确保投资者在塞浦路斯的投资安全可靠。

LPS: 除了提供房地产协助服务外，您还可以为潜在客户提供一些其他协助？

我们律师事务所根基扎实，提供全方位服务，并且与我们的企业服务部门 Pagecorp group 相结合 (www.pagecorpgroup.com)，在塞浦路斯证券交易委员会的授权下提供企业服务。我们可以为所有潜在投资者提供一站式服务，并作为所有塞浦路斯相关咨询的单一联系人。我们协助投资的各方面事宜，不仅体现在房地产收购方面，还体现在协助建立高效的公司结构来处理投资。

LPS: 近来，您公司也致力于帮助中国买家 / 投资者在塞浦路斯开展投资，能否与我们分享塞浦路斯在资产保护、遗产规划和继承方面提供哪些方面的利益和保障？

自 1963 年成立以来，我们公司一直走在这些发展方面的前沿，为来自全球的众多高净值人士提供服务，同时也是塞浦路斯和海外一些最大机构的可靠顾问。我们的经验和专业知识可以为来自中国的潜在投资者提供更大的安全保障，因为我们着眼于为投资者介绍塞浦路斯在资产保护、房地产规划、继任以及房地产和其他经济部门投资方面的诸多裨益。

塞浦路斯的法律体系以英国普通法体系为基础，为投资者提供确定性和熟悉度。统一适用法治，以及塞浦路斯健全和透明的税收制度，使投资者能够有效地管理其遗产规划和继承。我们还热切希望向中国高净值人士介绍塞浦路斯国际信托基金的诸多好处，这是一种既提供安全、资产保护，又具有税收效率的工具。

LPS: 投资者在塞浦路斯投资是否有任何要求或限制？

塞浦路斯是现代的自由市场欧盟成员国，从宪法上维护欧盟公民以及国际投资者的所有所有权和投资。所有第三国（即非欧盟）居民都必须获得政府许可证（称为部长理事会批准）才能注册为塞浦路斯的房地产所有人。

在大多数情况下，这是一种手续，通常授予希望购买住宅或商业房产以供个人使用或用于投资目的的国际投资者。对于大宗投资，可能需要地方当局对申请进行审查，并且取决于投资的性质，可能需要获得特殊许可。

国际公民对此类投资没有最低或最高要求的限制。由于塞浦路斯是在严格的欧盟银行业和反洗钱规则下运作的，因此，所有流入的投资都将由银行进行审查，银行可能会对进入的资金来源进行尽职调查，以确保当地的银行和房地产系统不被用于非法目的。

LPS: 对于在塞浦路斯寻求投资房产，同时也想设立公司的客户，您能为他们提供哪些法律咨询和服务，以帮助他们更好的设立公司？

塞浦路斯多年来一直被认为是安全可靠的国际商务中心。塞浦路斯地处三大洲的十字路口，是战略上最重要的位置之一。同时作为欧盟和欧元区的正式成员国，它为当今的投资者提供了稳定和安全，以建立他们的企业或重新安置他们自己以及他们的家人。

我们很荣幸能够提供一站式的服务，并通过我们广泛的专业网络提供审计和其他服务，为潜在投资者提供一个全面的一揽子服务。

LPS: 塞浦路斯有哪些方面的潜力？

塞浦路斯是欧盟的正式成员，并且是欧洲的东部前哨基地，为亚洲公司和个人进入欧洲提供了自然的门户。凭借先进的技术基础设施和熟练的人才，塞浦路斯已成为地区商业和金融中心，以及主要的通讯和运输中心。与此同时，由于最近在东地中海的发现，塞浦路斯也正在迅速发展成为东地中海的能源中心，美国和欧盟的主要能源公司正在主导勘探。房地产和建筑业在过去几年经历了显著的增长，这吸引了更多的外国投资涌入。

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LPS: Can you please give us an introduction on you and your company?

Patrikios Pavlou & Associates LLC is a leading and multi-awarded law firm, located in Limassol, Cyprus. Backed up with 57 years of experience, the firm is repeatedly highly recommended in global legal research directories for the provision of top quality client services and continuously receives prestigious international awards and rankings. Over the years, the firm distinguished itself for its involvement in significant litigation and arbitration cases, corporate, commercial, banking and finance cross-border transactions and consultancy work. The firm always aims to act with the utmost ethical standards and to support community and charitable work.

As for myself, I am the Senior and Managing Partner of Patrikios Pavlou & Associates LLC. I have more than 30 years of practice in corporate and commercial litigation and arbitration and I also specialize in cross-border transactions involving banking, finance, and capital markets matters. I represent major international organizations, groups of companies, banks and HNWI in complex commercial and other dispute resolution matters, including judicial and arbitration proceedings in the courts of Cyprus and abroad.

I am a Barrister, a Fellow of the Chartered Institute of Arbitrators and a member of worldwide professional organizations including the IBA, LCIA, ICCA and STEP. I have recently been individually registered as a practicing barrister before the Dubai International Financial Center (DIFC) Court. I regularly participate in international seminars and conferences as a speaker and panellist and I author numerous articles in international publications. You may find out more on www.pavlaw.com.

LPS: How do you assist the international HNWI and companies in acquiring real estate in Cyprus?

Cyprus has established itself as an attractive regional business centre, whilst it is also considered as one of the best relocation destinations in the world for the exceptional quality of life it offers to its residents and visitors. High standards of professional services, legal stability, favourable tax environment, and investment opportunities are some additional criteria which have led to an increase of the international interest in the Cypriot real estate market. We assist HNWI by providing exceptional service and advice in all aspects of their acquisition, ranging from legal aspects, to tax implications, to corporate due diligence, in order to ensure that the investor will be safe and secure in his investments in Cyprus.

LPS: Besides providing assistance services in real estate, what other assistances can you provide to the potential clients?

We are firmly established as a full-service law firm and combined with our corporate services arm, Pagecorp group (www.pagecorpgroup.com), which is fully licensed under the Cyprus Securities and Exchange Commission to offer corporate services, we can offer a one-stop shop for all potential investors and serve as a single point of contact for all their Cyprus-related inquiries. We assist with all aspects of investing, including the establishment of efficient corporate structures to handle investments.

LPS: Recently, you are also aiming in helping Chinese buyers/investors to develop their investment in Cyprus, can you share with us the benefits and security that Cyprus has to offer in terms of asset protection, estate planning and succession?

Our firm has been at the forefront of these developments since its establishment in 1963. Our experience and expertise can provide added security to potential investors from China as we seek to introduce the many benefits Cyprus has to offer in terms of asset protection, estate planning, succession as well as investments both in real estate and other sectors of the economy. Cyprus has a legal system based on the Common Law UK system which offers certainty and familiarity to investors. The uniform application of the rule of law, as well as a robust and transparent tax system allows investors to efficiently administer their estate planning and succession. We are also keen to introduce to Chinese HNWI the many benefits of the Cyprus International Trust, which is a tool offering security, asset protection in parallel to being tax efficient.

LPS: Is there any requirements (regarding to the background of an investor) or limitations for an investor to invest in Cyprus (anything that an investor can buy or can not buy, any minimum or maximum investment found required?)

Cyprus is a modern free-market EU member state, which constitutionally safeguards all ownership rights and investments both by EU citizens as well as

international investors. All third country (i.e. non-EU) residents must obtain a government permit (known as the Council of Ministers Approval) to register as owners of real estate property in Cyprus. This is a formality in most cases and is commonly granted to international investors wishing to acquire residential or commercial properties for their own personal use or for investment purposes. For larger investments, the application may need to be examined by the local authorities and special licenses may be required depending on the nature of the investment. There are no fixed minimum or maximum requirements for such investments by international citizens. As Cyprus operates under strict EU banking and anti-money laundering rules, all incoming investments are reviewed by banks, who may perform due diligence on the source of the incoming funds, to ensure that the local banking and real estate system is not used for illegal purposes.

LPS: For clients who are seeking not only to invest in properties, but also to set up companies in Cyprus, what legal advices and services can you provide them so as to help them better set up?

Cyprus has for years been considered as a safe and reliable international business center. Being located in one of the most strategically important location in the crossroads of three continents, whilst being a full EU and Eurozone member, Cyprus offers the stability and security that investors today need in order to establish their business or relocate themselves and their families. We are proud to be able to offer a one-stop shop through our services, as well as comprehensive packages, including audit and other services offered by our extensive network of professionals.

LPS: What are the potentials in Cyprus?

Cyprus offers a natural gateway for Asian companies and individuals into Europe. With its advanced technical infrastructure and skilled human talent, Cyprus is a regional business and financial centre, and a major communications and transport centre. An additional influx of foreign investments has been driven by the remarkable growth of the real estate and construction sector, and the fast development of Cyprus into an energy hub in the Eastern Mediterranean. A range of marinas, luxury hotels, golf courses, resorts and residential towers, along with the largest casino in Europe, are currently being completed, constructed or planned during this exceptional growth period that is likely to transform Cyprus.



专访 — INTERVIEW

独家专访

MR. JERRY ADAMANY KELLER WILLIAMS HONOLULU

TANIGUCHI & ASSOCIATES 首席买家代理



LPS: 请您为我们介绍一下您及您的公司:

我的名字叫 Jerry Adamany, 我住在夏威夷瓦胡岛。我是凯勒·威廉姆斯 (Keller Williams) 团队 - “Taniguchi and Associates” 的首席买家代理。我们的团队专注于投资和豪华房产, 在岛上倍享盛名, 非常受人尊敬。凯勒·威廉姆斯在美国各地拥有一支知识渊博、经验丰富的团队, 而我们则位于夏威夷的檀香山。

我非常谦虚地说, 我们被《Realist》杂志认可为全美国代理商中排名前 1% 的房产代理经纪。如果没有我们伟大的客户群、全球的推荐合作伙伴们以及我们的母公司凯勒·威廉姆斯 (Keller Williams) - 全球排名第一的房地产经纪品牌, 我们不可能取得如此成就。

LPS: 投资夏威夷房地产市场的优势体现在哪些方面?

夏威夷是一个独特的市场, 有很多值得投资的理由。我们有一些国家认可的私立学校, 比如 Iolani 和 Punahou, 奥巴马总统曾就学于此。除了一流的学校, 还有世界级的餐厅、餐饮和购物中心等。我们拥有一些最美丽的, 全年稳定的天气, 给您、您的家人和朋友在夏威夷度假、投资多了一个额外的理由。

夏威夷的房地产价值在整个美国是最具增值价值的, 或许应该说是整个世界范围内。谈及房地产投资组合, 夏威夷房地产是非常可靠的, 应该被视为您投资组合的一部分。随着时间的推移, 在夏威夷的投资应该对您来说意味着一个非常强劲和可靠的投资。在市场变动和下跌期间, 夏威夷不会像洛杉矶、旧金山和纽约的市场那样受到负面影响。

试想一下, 夏威夷是一个孤岛, 可用于建设的土地有限, 这使得土地存量保持在低水平, 价格却在不断上涨。我们也看到了奢侈品市场的回暖。在美国大陆市场上受到 COVID、暴动和自然灾害影响的人们正在重设生活方式.....特别是, 许多高净值人士正寻求在夏威夷等地购买第二套住房, 以逃离受到疫情影响的人口稠密地区。

LPS: 中国投资者通过 Taniguchi Associates 进行投资, 有哪些步骤?

这个过程很简单。当涉及到在夏威夷市场的投资时, 我们要求有一个视频会议或面对面的会议来确定您的需求和需要。确实了解您希望达成的投资意愿, 并根据您的需求制定一个制胜计划, 以力求为您找到符合您探寻的房产项目, 这点非常重要。我们想确保在我们的初次会议中, 我们可以就您的所有问题以及您的法律或业务代表的问题给予全面回复。如果您希望与我们携手合作, 在作出任何报价之前, 我们会要求您提供资金证明。我们在夏威夷岛的代理诸多, 拥有良好的声誉, 我们想确保以最专业的方式代表我们的客户和我们自己。对我们来说, 审查我们的客户以确保他们有能力购买并完成交易是很重要的。

我们拥有强大的房产经纪人、员工团队以及礼宾服务, 以确保我们的每个客户在购买夏威夷州的房地产时都有良好的个人 VIP 体验。我们也是很好的谈判者, 并始终倡导我们的客户为他们争取最好的交易。当我们代表您时, 我们将通过世界一流首选供应商 (如房产经理和律师等) 来帮助您管理房地产。与我们的团队合作时, 我们还提供所有亚洲语言的翻译服务。

最终, 当您选择于 Taniguchi and Associates 的团队一起合作时, 您所合作的将是一个拥有与全球客户合作经验的团队。我们也了解隐私的重要性。与国际知名人士、商务专家合作时, 我们了解这意味着什么。

LPS: 对于希望在夏威夷进行初次投资的中国买家您会给出什么样的建议呢?

我认为买家们应该下功夫研习市场, 并与当地房地产市场上经验丰富、声誉良好的团队合作。

很重要的一点是将您的需求和期望与您的房地产代理团队全盘托出。

LPS: 投资一个既可以是一种投资, 又可以是一种产生收益和资本增长的好方法的豪华房地产有什么好处?

正如我之前在采访中所说, 在夏威夷投资是一个卓越的选择, 从长远来看, 通过资产投资可以获得不错的回报。事实是, 自 1942 年以来, 夏威夷的房价中值大约每 12-14 年翻一番。除了是一项不错的投资外, 它还是外籍友人、家人和朋友生活和旅行的好地方, 在这里生活质量高、健康和幸福。我们还拥有非常好的学校、世界级购物中心和顶级餐厅等。

LPS: 请您与我们分享一些夏威夷高端公寓和住宅的市场信息？

住宅市场有很多投资的机会和领域。有像卡拉哈 (Kahala) 这样的地区，一个非常高档的单户住宅区。拥有不同的尺寸选择和大面积的家庭住宅可供休闲娱乐。我们可以看到这个地区有了很好的发展。

另外还有公寓市场，诸如 Kakaako 区，在这里可以找到全新的以及最奢华的高层住宅。特别是，这里还有不少高端房产项目，如：Waiea Luxury Oceanfront Condos (Waiea 豪华滨海公寓)、Victoria Place (维多利亚广场)：该项目是豪华海滨预建项目，在正式启动建设之前应该是一个很不错的投资项目)。我们正在寻找希望在前期建设阶段投资，类似维多利亚项目的客户。

在本次采访中，您可以看到我正在站 Ward Village 项目的建筑楼盘的 3D 模型前，您还可以看到位于 Anaha Anaha 豪华公寓楼的顶层奢华套房的照片。这项与众不同的房产配备了令人惊艳的豪华设施，其豪华程度可能胜过您所见过的其他任何豪华建筑。我所在的这个复式公寓将会是您步入的最高品质建筑公寓之一。为何我将之称为公寓房呢？因为其平方英尺和各项品质均可与夏威夷或美国任何地方的任何豪宅媲美。该项目拥有 5819 平方英尺的居住空间和 915 平方英尺的拉申空间。它有 5 间宽敞的卧室和 6½ 间浴室，以及 3 个固定的停车位供您收纳爱车。该项目还配置了私家游泳池，置身其中可以欣赏到浩瀚大海、美丽城市和壮丽山脉的全景？这套“交钥匙”公寓房售价 1500 万美元，约合每平方米 2577 美元，与该地区市场上售出的相似项目，必须说其价格是非常美丽的。我希望能够就这个项目代表我的买家，并为他们争取到最佳交易。对于我来说，争取最佳交易一直都是一个非常有趣的挑战，它并不总是与金钱挂钩，而是挑战本身，以及当客户在收到钥匙的时候和可能步入一些最佳的项目之时脸上所露出的幸福笑容。



LPS: Could you please introduce yourself and your company?

My name is Jerry Adamany and I reside in Hawaii, on the island of Oahu. I am the Lead Buyers Agent for our Keller Williams team, Taniguchi and Associates. Our team specializes in investment and luxury properties and is very well respected on the island. We have a knowledgeable team throughout the United States, and we are located right here in Honolulu, Hawaii. I say this with great humility, that we have been recognized by Realist Magazine as being in the top 1% of agents within the whole US. We could not have made this accomplishment without our great clientele, referral partners worldwide, and an amazing parent agency such as Keller Williams, the #1 ranked real estate brokerage in the world.

LPS: What are the advantages to investing in the Hawaii property market?

Hawaii is a unique market with some great reasons to invest. We have some nationally recognized private schools like Iolani, Punahou which was where President Obama attended and the Asia Pacific International School. Graduates of these schools have gone on to great universities like UCLA, Stanford, John Hopkins, Cornell, and Harvard University. Along with great schools there are world class restaurants, dining, and shopping. We also have some of the best consistent beautiful weather year-round which makes vacationing for you and your family and friends an added extra reason to buy here in Hawaii.

Hawaii properties are some of the best appreciating real estate in the whole US and maybe the world. When it comes to real estate holding in your portfolio Hawaii real estate is a very sound investment and should be very much considered. Over time an investment in Hawaii should mean a very robust and sound investment for you. During shifting downswing markets Hawaii simply doesn't get affected negatively as markets like Los Angeles, San Francisco and New York. Just think about it, we are an island and there is only so much land to build on which keeps the inventory low and the prices up.

We are also seeing an uptick in the Luxury market. People in the mainland US markets that have been affected by COVID, riots, and natural disasters are having a lifestyle reset on how they want to live their life. Many high net worth individuals in particular are looking to buy second homes in areas like Hawaii to escape more densely populated areas that have been affected by the pandemic.

LPS: What are the steps involved for Chinese Investors in order to invest with Taniguchi Associates?

The process is simple. We do ask to have a video conference or meet in person to establish your needs and wants when it comes to investing in the Hawaii market. It is very important that we understand exactly what you are trying to accomplish so we can best strategize a winning plan to acquire the type of properties you're looking for. We want to make sure during our initial meeting we answer all your questions as well your legal or business representatives' questions. Should you wish to move forward with us, and before making any offers, we would ask for you to provide proof of funds. We have a good reputation with many agents on the island and we want to make sure that we represent our clients and ourselves in the most professional manner possible. It is important for us to vet our clients to ensure they have the means to purchase and complete the transaction.

We have a strong team of agents and staff along with a concierge service to ensure that each of our clients has a personal VIP experience when it comes to buying real estate here in Hawaii. We are also very good negotiators and always advocate for our clients to get them the best deal possible. When we represent you, we will help you manage your real estate holding through our preferred vendors like world-class property managers and lawyers. We also have translators for all Asian languages available when working with our team.

Ultimately when you work with a team like ours at Taniguchi and Associates, you get a team experienced in working with worldwide clients. We also understand the importance of privacy. When it comes to working with business professionals to international celebrities, we understand what that means.

LPS: Which advice would you give to Chinese investors willing to invest for the first time in Hawaii?

I would say do your homework and surround yourself with a good reputable team like ours with a lot of knowledge when it comes to the local real estate market.

It is also very important to set and realize your expectations of what your needs are and convey them to your real estate agent and team.

LPS: What are the advantages to investing in a luxury property that can be at the same time an investment and a good way to generate a yield and a capital growth?

Investing in Hawaii, as I stated earlier in the interview, is a great place to yield a nice return in the long run through equity. Just a little fact that since 1942 the median property prices have doubled approximately every 12–14 years here in Hawaii. Besides being a good sound investment it a great place for foreign nationals, families, and friends to live and visit with overall high quality of life, health, and wellbeing. We have some very good schools, great world-class shopping, and world-class restaurants as I mentioned earlier in the interview.

LPS: What can you tell us about the market of high-end condominiums and homes in Hawaii?

There are some great opportunities and areas to invest within the residential area. There are areas like Kahala which has some very nice upscale single-family homes with good size lots and larger size homes for entertaining. We have seen a nice growth happen here in this area.

Another area in the market is Condos and in the Kakaako Area you will find the new and best in Luxury hi-rises. In particular there are some great luxury properties like Waiea Luxury Oceanfront Condos and Victoria Place which is the newest pre-construction Luxury Oceanfront project. This should be a very good investment over time getting in before construction starts. We are currently seeking clients looking to invest in pre-construction investments like Victoria Place.

In this interview you will see that I am standing in front of the 3D architectural layout of the Ward Village Development. You will also see a photo of the Penthouse in one of the Luxury High rises, Anaha. This particular property has amazing luxury amenities that will rival just about any other luxury building you've seen. This penthouse I'm sitting in is one of the best quality construction condo homes you will ever walk into. Why do I call it a condo home? Because the square footage and qualities are right up there with any luxury homes hear in Hawaii or anywhere in the world. This property boasts 5819 sq. ft of living space and 915 sq. ft of lanai space. It has 5 large size bedrooms and 6 ½ baths with 3 secured parking spaces for your car collection. This penthouse property also comes with its very own private pool and panoramic views of the Ocean along with City and mountain views? This is a turn key condo home being offered at \$15 million us dollars which works out to about \$2577/sq. ft which is actually a good price considering other comparable in the area that have just sold. It's my hope to represent the buyer for this property to see what kind of deal I can negotiate for them as it's always a fun challenge for myself and our team. It's not always about the money it's about the challenge and seeing the happy smile on our clients face when they get the keys and potentially walk into some great equity situations.

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独家专访

MS. H.E. MAJIDA ALI RASHID

CEO OF THE REAL ESTATE PROMOTION AND
INVESTMENT MANAGEMENT SECTOR AT DUBAI
LAND DEPARTMENT

**H.E. MAJIDA ALI RASHID –
马吉德·阿利·拉希德阁下（音译）**

**迪拜土地局 – 房地产推广和投资管理部门
首席执行官**

LPS: 迪拜的经济和房地产市场是否正在从 Covid 中逐渐复苏？您对经济复苏持乐观态度，还是您觉得这种情况仍会在阿联酋持续一段时间？

迪拜房地产市场持续表现良好，尽管我们最近经历了封锁期。在 4 月份迪拜处于封锁期间，我们登记了 1,808 笔交易，总价值约 10 亿美元。

在 2020 年 4 月和 5 月，房地产行业完成了 4000 多宗房地产交易，价值超过 120 亿迪拉姆。

与 2019 年同期相比，我们见证了 2020 年 2 月和 1 月房地产销售分别增长了 40% 和 16%。

因此，我们从未停止过，虽然我们本可以做得更好。现在，市场已经开放，我们已经恢复到接近 100% 的水平。我们目睹了巨大的活力和源自国内本地市场以及来自世界各国日益增长的需求和兴趣。因此，我们对即将发生的事情感到非常兴奋。

LPS: 迪拜房地产市场实力如何？

由于迪拜政府和土地局采取了预防措施，以便在封锁期内继续开展经济活动，因此疫情对房地产行业并未造成显著影响。

在疫情发生前，我们从供需两个方面开始调控市场，现在在疫情发生后，这些措施一定能够帮助我们在市场放缓的情况下保持价格的价值。

在疫情之前，迪拜房地产销售的很大一部分来自国际市场，而在当今世界面临挑战的情况下，迪拜对每个人来说更像一个安全的避风港，具体表现在以下几方面：

我们制定了非常严格的法规来保护投资者，当涉及到您的美元在迪拜房地产市场投资时，我们的市场仍然有实际价值，因为我们在价值方面的表现一直超过世界上所有顶级城市。

我们发现，自迪拜开放市场以来，投资迪拜房地产的兴趣水平不断增加，而且这种兴趣还在持续增长。

我们的政府领导层向世界展示了如何应对全球疫情。阿联酋在每千人进行的测试中排名第二，并且是截至 2020 年 7 月 31 日阳性率低于 1% 的国家之一。

我们为投资者 / 业主开放了各种沟通渠道，以提出他们的疑虑，例如电子投诉，建议热线和电子邮件 ID。

通过发起各种举措提高透明度，如名为 Mo' Asher Report “音译：莫亚舍报告”的销售价格指数和“绿色名单”，投资者可以根据其

专业知识和要求与认证经纪人名单取得联系。

仅举几个例子：我们的每千人测试次数为 482.98，而美国为 638.17，英国为 152.98。

迪拜仍然是世界上最安全的城市，对于来自世界各地的投资者来说，这是一个非常重要的因素，尤其是在我们今天看到的世界形势下。以下是我们为支持房地产投资推出的激励措施：

- 将适用于首次购房者抵押贷款的“贷款房价比”提高 5%。这使得外籍人士可以获得高达房产购买价格 80% 的抵押贷款。
- 所有消费群体（包括住宅、商业和工业）可享受 3 个月的水和电消费账单 10% 的折扣优惠。
- 阿联酋中央银行针对受 COVID-19 影响的零售和企业客户提供 273 亿美元经济支持计划。

LPS: 疫情如何改变了我们进行房地产交易的方式？您是否认为我们房地产业务的这些最近变化中有很多会长期存在？

显然，疫情已经改变了我们现在生活中的一切，对将来和房地产来说没有什么不同。

- 此次疫情表明，迪拜政府已做好充分准备，以完全明智的方式管理和确保业务连续性。
- 房地产的数字解决方案对于行业的未来至关重要。他将包括从数字化查看住宅，到在线支付解决方案和房地产销售的在线登记等。
- 迪拜在创建成熟的“电子政府”方面一直处于领先地位，而“智能迪拜”计划利用诸如区块链和人工智能之类的新兴技术以各种方式改变我们的日常生活。
- DLD - 迪拜土地局正全力以赴，引领我们开展业务的方式，并一直按照阿联酋总理兼迪拜统治者谢赫·穆罕默德·本·拉希德·阿尔·马克图姆的愿景为我们的未来做好准备，这对我们应对疫情非常有帮助。我相信，不管未来有何挑战，这个愿景都将是我们将持续受益。

LPS: 为了帮助恢复进程，并确保国际房地产在未来继续蓬勃发展，迪拜土地局做出了哪些方面的努力呢？

- 我们的城市和国家已经捐赠并继续捐赠支持和资金，以帮助世界其他国家，例如捐赠给在华盛顿特区和伦敦设立的医院，并向全球 30 万医疗专业人员提供医疗设备和用品。
- 在房地产领域，我们一直并将继续为投资者的投资提供安全避风港，为经纪人提供增长业务和赚取实际收入的机会。
- “迪拜土地局”在这段艰难时期，以专业、透明的方式管理该部门，并积极地为市场提供每日最新信息。
- 我们将继续与 LPS 等机构合作，为行业创造最佳环境，为我们今天或明天可能面临的任何潜在挑战做好准备。

全球视野 本土智慧

GLOBAL MINDSET
LOCAL INSTINCT

规模化、专业化、品牌化、国际化



LPS: How is your economy and real estate market recovering from COVID? Do you feel optimistic about the recovery or do you think this situation will continue in your country for some time?

The Dubai real estate market kept performing well despite the lockdown period that we experienced recently. During the month of April when Dubai was on lockdown, we registered 1,808 transactions during the month totaling about US\$ 1 billion.

The real estate sector was able to perform more than 4,000 real estate transactions during the months of April and May 2020, with a value exceeding 12 billion dirhams.

We have witnessed a growth of 40% in February and 16% in January 2020 in the real estate sales compared to the same in 2019.

Hence we never stopped, whereas we could have done better. And now that the market has opened up and we are back to nearly 100%, We are witnessing a great energy and an increased demand and interest locally within our market and from many countries around the world. So we are really excited about what is coming.

LPS: How's the strength of your real estate market?

The impact of the Covid-19 pandemic on the real estate sector has not been significantly influenced due to the precautionary measures that the Dubai government and the Land Department have taken in order to continue economic activity during the period of lock down.

Prior to Covid-19, we started regulating the market with regards to supply and demand, and now with Covid-19 these steps will surely help us maintain value of pricing despite any slowdown that may happen.

Before the pandemic, a good percentage of sales in Dubai real estate came from international markets and with the challenges the rest of the world is facing today, Dubai, is even more of a safe haven for everyone in the following ways:

Before the pandemic, a good percentage of sales in Dubai real estate came from international markets and with the challenges the rest of the world is facing today, Dubai, is even more of a safe haven for everyone in the following ways:

- We have created very strong regulations to protect investors and there is still real value in our market when it comes to what your dollar can buy in real estate in Dubai as we have consistently outperformed all the top cities in the world every single year when it comes to value.
- We have identified that the level of interest for investing in Dubai's real estate has grown since Dubai has opened up its markets and this interest continues to grow.
- Our government leadership showed the world how to deal with global pandemics. The UAE is ranked 2nd highest number of tests conducted per thousand people and is among the countries that have a positive rate of less than 1% as of 31st July 2020.
- We have opened up various communication channels for investors/ landlords to raise their concerns like the e-complaints and suggestions hotline and email id.
- Increasing the level of transparency by launching various initiatives like the sales price index called the Mo'Asher report and the Green List where the investors can contact the list of certified brokers as per their area of expertise and requirement.
- We are at 482.98 tests per thousand compared to 638.17 per thousand for the USA, 152.98 per thousand for the UK and 129.60 per thousand for to name a few.
- We remain the safest city in the world and for investors from around the world, this is a very important factor especially with what we see happening in our world today.

As for the incentives that were launched to support real estate investment.

- Increasing the "LTV" ratio applied to mortgages for first-time buyers by 5%. This allows expats to avail a mortgage up to 80% of the property purchase price.
- 10% discount on the water and electricity consumption bill for all consumer groups (residential, commercial and industrial) for three months.
- 27.3 Billion USD economic support plan for retail and corporate customers affected by COVID-19 from the central bank of UAE.

LPS: How has COVID-19 changed how we conduct real estate transactions? Do you think much of these recent changes in our real estate practices will stay with us for a long time?

Obviously Covid-19 changed everything we do in our life today and for the future and for real estate its not any different.

- This pandemic demonstrated the full readiness of the government Dubai to manage and ensure business continuity in a fully smart manner.
- Digital solutions in real estate are essential for the future of industry from viewing homes digitally, to online payment solutions and online registrations of real estate sales.
- Dubai has been historically at the forefront in creating a full-fledged e-government and The Smart Dubai initiative uses emerging technologies such as Block Chain and Artificial Intelligence to change our everyday life in every way possible.
- At the DLD we are fully onboard and leading the way we conduct our business and have been preparing for our future as per the vision of HH Sheikh Mohammed Bin Rashid Al Maktoum Prime minister of the UAE and Ruler of Dubai and this has served us really well in dealing with this pandemic and I believe it will continue to benefit us going forward no matter what the challenge is.

LPS: What are some of the efforts your organization is focused on to help with the recovery process and to ensure that international real estate continues to be vibrant into the future?

- Our City and country has donated and continue to donate support and funds to help other countries around the world, like donating to a set up hospitals in Washington DC and London and to provide medical equipment and supplies to over 300,000 medical professionals around the world.
- On the real estate front, we have been and we continue to provide investors with safe havens for their investments and brokers the chance to grow their business and earn real income in our industry.
- Dubai Land Department professionally and transparently managed the sector during this tough period and is keen to provide the market with the updates daily.
- We will continue to partner with organizations such as LPS and others to create the best environment in the industry to prepare us for any potential challenges that may face us today or tomorrow.



Eview Property Solutions specializes in new developments, both in large apartment buildings as well as new house and land packages and townhouses. All our properties are in much sought after locations, some with inner city buildings and others in the more affluent suburbs of Melbourne. With a large team of experienced agents, including Mandarin and Cantonese speaking, we can answer all your questions, regarding investment properties, best locations to purchase in and ensuring the highest returns. We have offices in all states of Australia with a sales team of over 160 experienced agents who are ready to assist you with all your questions.

Eview Property Solutions 专注于新楼盘开发，既有大型公寓楼，也有新住宅和土地承包以及联排别墅。我们所有的房产项目都位于黄金地段，有些在市中心，另一些在墨尔本较富裕的郊区。我们拥有一支经验丰富的代理团队，包括可以用普通话和广东话沟通的员工，我们可以回答您的所有问题，包括投资物业、最佳购买地点以及确保最高回报。我们在澳大利亚的所有州都设有办事处，拥有160多名经验丰富的代理商，他们随时准备为您解答所有问题。



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独家专访

MR. H.E. MAJID AL MARRI

CEO-REAL ESTATE REGISTRATION & SERVICES SECTOR

DUBAI LAND DEPARTMENT

H.E. MAJID AL MARRI –
马吉德·阿尔·马励阁下（音译）

首席执行官 – 房地产登记和服务部门
迪拜土地局

LPS: 迪拜土地局对迪拜有什么样的愿景？

迪拜土地局（DLD）致力于在创新，信任和幸福方面将迪拜转变为全球首要的房地产目的地。它通过提供创新和可持续的房地产环境来实现这一目标，该环境通过其“智能服务”将迪拜变成了最幸福的城市，并随时随地向投资者开放。

为此，我们推出了多种智能服务，如“迪拜房地产自助交易（Dubai REST）”应用程序，为客户和迪拜居民提供服务，并提供专业的人力金融服务，以及综合房地产立法，所有这些都与迪拜 2021 年智能可持续城市计划相一致。

LPS: 迪拜如何塑造迪拜房地产投资故事的新未来？

多年来，迪拜土地局（DLD）一直在开发智能和创新的应用程序，旨在通过提供广泛的数字服务来吸引投资者到迪拜，以确保最大程度的客户满意度并进一步简化流程。DLD 还成为了第一个在其所有业务中应用区块链技术的政府实体。我们与许多合作伙伴合作，并配合“2021 阿联酋区块链战略”和“迪拜智能政府”指令，使迪拜在 2020 年成为这项新技术的全球首都。

我们还成功地利用了人工智能，并在“注册和房地产服务”领域创建了更加透明的定价政策。我们的努力表明，我们致力于通过不断发展我们的服务和应用，为未来做好准备，使我们现在成为世界上最先进的政府实体之一。在服务受托人，注册受托人和调查公司等合作伙伴的支持下，我们不遗余力地吸引投资到阿联酋。我们将继续发展自己的服务，以服务于我们的客户，迪拜以及整个地区。

LPS: 请您为我们介绍一下关于“迪拜房地产自助交易”的更多详情：

迪拜房地产自助交易 (Dubai REST) 应用程序是一个智能的房地产平台，通过这个平台，业主、租户、房地产经纪、开发商、房地产评估师、投资者以及房地产市场的所有受益者均可获得所有的房地产服务。在 App Store 和 Google Play 上都可下载英语和阿拉伯语版本。

该应用程序使房产所有者可以通过“房地产钱包”访问其房产，该钱包为他们提供有关其房地产当前价格、租金回报和服务费等信息。该应用程序允许房产所有者提交发布其房地产地图的请求、“致其关注的人”的信函、抵押竞标和房地产估价、并为他们提供结算服务费的机会。此外，“迪拜房地产自助交易”使房产所有人和租户都能管理租赁（注册，续签和取消）、提交租金争议案件并进行跟进。

LPS: 请您为我们讲述关于“迪拜房地产自助交易”应用程序的主要特色：

该应用程序最重要的特点之一是，它使“期房项目”的所有受益人能够获得有关项目的实时信息，包括完成百分比、项目的实际图像、托管账户号码和项目支付费用等。此外，业主可能更倾向于能够实时跟踪其详细信息的项目。

除上述外，该应用程序还为所有房地产市场受益人提供多种服务，包括显示不同时期的租金指数和销售指数。此外，该应用程序还提供了有关房地产经纪公司及其绩效水平、房地产办事处及其分类、评估公司、管理公司、咨询公司和认证开发商等的详细信息。

此外，迪拜房地产自助交易（Dubai REST）还向所有房地产市场受益人授予多项服务，例如访问迪拜的租金指数、销售指数以及物业的服务费指数，并能够通过该应用程序或电子支付门户 Noqodi 进行付款结算。

LPS: 根据迪拜土地局的统计，哪些国家的投资者更热衷于投资迪拜的房地产？

迪拜已经成为世界上最具吸引力的房地产市场之一。这个酋长国有 200 多个民族，包括印度人、巴基斯坦人、沙特人、英国人、埃及人，他们都在迪拜大举投资，尤其是中国投资者，在过去几年里，他们表达了越来越强烈的投资迪拜房地产行业的热情。这些投资主要集中在住宅单位，其次是商店和办公室。

LPS: 根中国投资者在迪拜投资房产能获得哪些益处？

基于两国之间牢固的双边关系，中国公民可在抵达迪拜时办理落地签，并且从迪拜可直飞中国多个城市。迪拜拥有卓越的教育设施，包括一些列国际学校和大学等。迪拜拥有安全稳定的生活和工作环境，良好的社区和许多其他福利，迪拜确实是一个家外之家，是一个值得投资的非凡所在。

LPS: What is the Vision of Dubai Land Department for Dubai?

Dubai Land Department (DLD) seeks to transform Dubai into the premier real estate destination in the world in terms of innovation, trust, and happiness. It sets out accomplishing that by providing an innovative and sustainable real estate environment that has turned Dubai into the happiest city through its smart services, granting open access to investors anytime and anywhere.

To that end, we have introduced a multitude of smart services, such as the Dubai Real Estate Self Transaction (REST) app, in the service of customers and Dubai residents, as well as offered professional human and financial services, and integrated real estate legislation, all in alignment with Dubai Plan 2021 for a smart and sustainable city.

LPS: How is Dubai shaping its new future of the Dubai real estate investment story?

Over the years, DLD has been developing smart and innovative applications that aim to attract investors to Dubai by offering a wide range of digital services to ensure utmost customer satisfaction and further streamline processes. DLD also became the first government entity to apply blockchain technology in all its operations, in cooperation with a number of our partners and in alignment with the Emirates Blockchain Strategy 2021 and Smart Dubai Government directives to make Dubai a global capital for this new technology in 2020.

We also succeeded in employing artificial intelligence and creating more transparent pricing policies in the registration and real estate services sector. Our efforts speak for our commitment to be future ready through our continuous development of our services and applications that makes us now one of the most advanced government entities in the world. With the support of our partners, such as service trustees, registration trustees, and survey companies, we spare no efforts in attracting investments into the Emirate. We will continue to evolve ourselves in the service of our customers, Dubai, and the region as a whole.

LPS: Can you please tell more about Dubai REST?

Dubai REST is the smart real estate platform through which all real estate services are fulfilled for property owners, tenants, real estate brokers, developers, real estate valuers, investors, and all beneficiaries of the real estate market. It is available on both the App Store and Google Play in both English and Arabic.

The application enables property owners to access their properties through a real estate wallet that provides them with information about the current prices of their properties, rental returns, and service charges. It also allows them to submit a request for issuance of their property's map, 'To Whom It May Concern' letters, mortgage bids, and property valuations as well as grants them the opportunity to settle service charges fees. In addition, Dubai REST enables both property owners and tenants to manage leases (registration, renewal, and cancellations), submit rental dispute cases, and follow up on them.

LPS: Please tell us about the Key Features of Dubai REST.

One of the most important features of the application is that it enables all the beneficiaries of off-plan projects to obtain real-time information about the projects, including the percentage of completion, actual images of the project, the escrow account number, and project payment dues, among others. In addition, property owners may favourite projects to be able to follow-up on their details in real-time.

Asides from the above, the application also provides multiple services for all real estate market beneficiaries, including displaying the rental index and the sale index across different periods. Moreover, the application provides details about real estate brokers and their performance levels, data on real estate offices and their classifications, valuation companies, management companies, consultancy companies, and certified developers, among other.

Additionally, Dubai REST grants all real estate market beneficiaries multiple services, such as access to the rental index and the sale index in Dubai as well as the service charges index of the property, with the ability of settling payments through the application, or through the electronic payment portal, Noqodi.

LPS: According to statistics of the Dubai Land Department, which nationalities are more enthusiastic about buying Dubai properties?

Dubai has become one of the most highly attractive real estate markets in the world. The emirate is home to more than 200 nationalities, including Indians, Pakistanis, Saudis, Britons, Egyptians, all of whom are investing heavily in Dubai, especially Chinese investors who, over the past few years, have expressed increased keenness to invest in Dubai's real estate sector. The majority of these investment were made in residential units, followed by shops and offices.

LPS: What benefits does Dubai offer to the Chinese investing in Dubai property?

Due to the strong bilateral relations that result in visas on arrival for Chinese nationals, direct flights from Dubai to cities in China, exceptional educational facilities that include international schools and colleges, a safe and stable environment to live and work, a great community and many other such benefits, Dubai indeed is a home away from home and an exceptional environment for valuable investments.



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LPS



Olivier de Tréglodé
Founder & CEO
LPS China
创始人兼总裁
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Ode Tréglodé

Dear readers,

Welcome to this 2020 edition of the LPS China Ferretti Group Magazine!

This edition will allow you to browse through some of the world's most spectacular luxury properties and to discover more about the fascinating world of Ferretti Group!

The magazine will also allow you to discover the profiles of the most respected luxury property companies in the world, who are available to help you in your next home purchase.

From San Francisco to London, Bangkok, Tokyo, Melbourne, Dubai, Abu Dhabi, Paris and many more desirable destinations: get on board a voyage into the exclusive world of luxury properties!

亲爱的读者，

欢迎阅读《LPS法拉帝集团》杂志2020版！

在本杂志中，您可以浏览到全球当前最吸睛的待售豪华房地产项目以及探索了解更多关于游艇界的王者-法拉帝集团。

本杂志您也将有机会接触到全球最受推崇的高端房产公司，他们将有助于您觅获您心仪的下一个美丽家园。

在此，您可以了解旧金山、伦敦、曼谷、东京、墨尔本、迪拜、阿布扎比、巴黎，抑或是其他令人渴望的投资目的地，即刻踏上无与伦比的国际高端房产梦想之旅吧！

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彩虹艺术

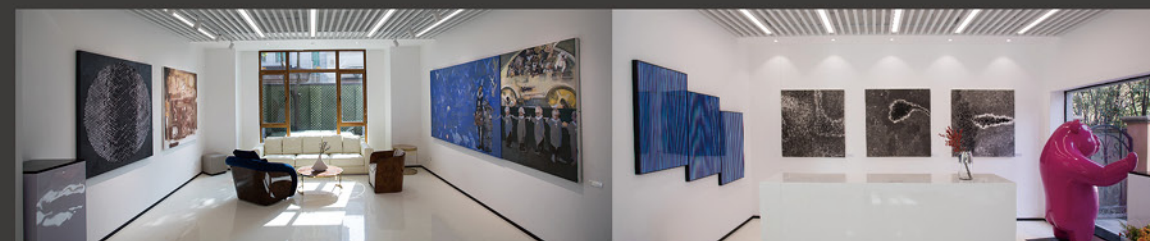
彩虹艺术中心创立于2002年，是国际知名的高定位艺术品品牌机构，致力于打造一个多元化的艺术品服务平台。

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彩虹艺术的优势和未来发展趋势

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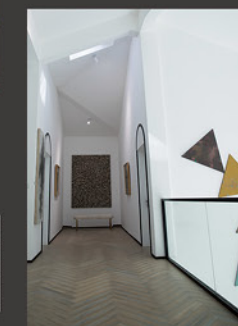


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ALFIERO MASSIMINI

Managing Director, *Your London Home*
董事总经理, *Your London Home*
www.yourlondonhome.co.uk

The Interview 独家专访

We have met Alfiero Massimini, Managing Director of the leading real estate agency *Your London Home*, and talked about property investment opportunities in the UK capital.

我们有幸会见了领先的房地产经纪公司 *Your London Home* 的董事总经理 Alfiero Massimini 先生，并讨论了在英国首都伦敦投资房地产的机会。

LPS: 能为我们介绍一下您自己和您的公司吗？

我是一名房地产顾问和房地产经纪人，已有超过 30 年的工作经验，对豪华房地产和创收房地产有着独家见解。

LPS: 请问投资伦敦房地产市场有哪些优势？

伦敦是一座令人难以置信的城市。它不仅是世界上最适合居住的城市之一，也是投资房地产的最佳地点之一。在伦敦的一些地区，从一年至另一年，房地产销售价格平均上涨两位数。此外，在 2021 年 3 月之前，投资者只需缴纳减少过的印花税（适用于购买房产的税收）。

LPS: 请问对于中国投资者来说，投资您的伦敦房产项目需要采取哪些步骤？

通过我们的房产查询服务，中国投资者可以避免在房产查询上浪费繁多的时间。由我们为他们做这项工作，帮助他们甄选最佳契机。我们服务于客户投资的每一个步骤。

我们的合作伙伴之一是国际金融专家，他可以帮助中国投资者安全地在英国投资，保证良好的汇率且不存在隐性成本。在整个收购过程中，我们的合作律师事务所可以确保客户的安全。我们还为中国投资者获得英国居留证或公民身份提供帮助。

LPS: Can you please introduce yourself and your company?

I am a real estate consultant and realtor, with over 30 years' experience and a specific knowledge on luxury properties and income-generating real estate.

LPS: What are the advantages to investing in London property market?

London is an incredible city. It is not just one of the best cities in the world to live in, but also one of the best locations to invest in real estate. In some London areas, from one year to the next, the real estate sale price increase in average two digits. Furthermore, until March 2021 investors pay a reduced Stamp Duty (the tax applied to the purchase of properties).

LPS: What are the steps involved for Chinese Investors in order to invest with *Your London Home*?

With our Property Finder service, Chinese investors can avoid dozens of time-wasting property viewings. We do the job for them and help selecting the best opportunities. We support our Clients on every investment step.

One of our partners is an international financial expert, who can help Chinese Investors to safely invest in the UK, guaranteeing excellent exchange rates without hidden costs. Another of our partners is a large London law firm which helps Clients during the whole property acquisition process, ensuring it is safe and hassle-free. We also offer assistance to facilitate Chinese Investors to get a UK Residence Permit or Citizenship.



Brand new Apartments & Penthouses by Versace Home with breath-taking views on the London skyline.

由范思哲家居设计的全新公寓和顶层奢华套房，纵享伦敦天际线上的壮观美景。



Ultra-modern 50 storeys tower, a new icon on the London skyline located in SW8, Zone 1, Nine Elms. The New Address in London. Luxury Apartments and Penthouses, 24hrs concierge service, panoramic lounge, roof gardens, heated indoor pool, extra-large Jacuzzi, state-of-the-art gym, cinema home-theatre, children's play area.

Artistic director Donatella Versace has selected precious materials, ultimate home automation technology and glass walls to obtain a distinctive world-class residential tower with interiors designed by **Versace Home**. Contact us now for an online virtual viewing, or to arrange a local onsite inspection at the demo house in London, located right opposite Harrods.

这栋超现代的 50 层大楼是伦敦天际线上的新地标，位于 SW8, Zone 1, Nine Elms。伦敦的新标志。内有豪华公寓和顶层奢华套房、24 小时礼宾服务、全景休息室、屋顶花园、室内恒温游泳池、超大按摩浴缸、最先进的健身房、家庭影院、儿童游戏区。

艺术总监 Donatella Versace 选择了顶级建材、终极家庭自动化技术和玻璃墙，成就了一座独特的世界级住宅大楼，其内部由范思哲家居设计。欢迎即刻联系我们进行在线虚拟观赏，或预约参观我们的伦敦样板房，位于哈罗德对面。

Contact 联系方式：
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ASIA-PACIFIC 亚太地区



“Rush Reliance” 是一个由 Rush Lanka 集团批准的BOI项目。Rush Lanka 集团是斯里兰卡顶级的房地产开发商之一，成立于 1992 年。该公司为当代生活方式带来了新鲜的创意，延续了这种繁荣。自 Rush Lanka 集团公司成立以来，就以一系列非凡的豪华和半豪华公寓而闻名。

我们的采用最高标准装修公寓。当我们设计一个项目的时候，我们的团队会充分考虑每一个细节，为客户打造最好的产品。

“Rush Reliance” 公寓项目超级豪华，采用国际标准和规格设计。“Rush Reliance” 在建筑上细致入微地利用了它的地理位置。

置身于拉维尼亚山(Mount Lavinia)的新兴枢纽之一的喧嚣中，这里却是一片和平与宁静的虚拟海洋。Rush Lanka 集团的“Rush Reliance” 项目旨在针对斯里兰卡旅游业的外国投资。

“Rush Reliance” 位于斯里兰卡拉维尼亚山谭普乐路(Templers road) 的 Templers Mawatha, 8 层 居住楼，共计 32 个单元。每层各有 4 套公寓，每套公寓均为 1700 英尺。这些豪华公寓的配套：

- ◆ 宽敞3卧 ◆ 2间附属浴室 ◆ 起居室和用餐区
- ◆ 公共浴室 ◆ 带浴室的佣人房 ◆ 集中供气
- ◆ 2个厨房和餐具室 ◆ 分体式空调 ◆ 屋顶花园
- ◆ 火警探测器 ◆ 公共大堂 ◆ 夹层泳池
- ◆ 一楼专用停车库 ◆ 二楼乐园 ◆ 健身房

The “Rush Reliance” is a BOI approved Project by Rush Lanka Group. Rush Lanka Group is one of the top leading property developers in Sri Lanka, inaugurated in 1992. The company brought fresh creations for contemporary lifestyle and continues this prosperity. Since the inception of Rush Lanka group of companies, it has been distinguished for its extraordinary string of Luxury and Semi Luxury apartments. Our apartment finishes are of highest standard. When designing a project, every detail is given a lot of thought by our team to give our customer the best product.

“Rush Reliance” is a super luxury apartment project, this apartment is designed to international standards and specifications. “Rush Reliance” is architecturally nuanced to take advantage of its location. It’s a virtual ocean of peace and tranquillity – amidst the hustle and bustle of one of Mount Lavinia’s emerging hubs. The Rush Lanka Group was to build “Rush Reliance” targeting the foreign investment segment of tourism to Sri Lanka.

“Rush Reliance” is situated at Templers Mawatha, Templers road, Mount Lavinia, Sri Lanka, consisting of habitable 8 floors with 32 units in total. 4 units per floor and each apartment is of 1700 Sqft, all are identical. This luxuries apartment comes with

- ◆ 3 Spacious Bedrooms ◆ 2 attached bathrooms ◆ Living and dining
- ◆ Common bathroom ◆ Maid room with attached bathroom ◆ Centralized gas
- ◆ 2 referent kitchen and pantries ◆ Split AC for apartment ◆ Rooftop garden
- ◆ Fire alarm detector ◆ Common lobby ◆ Swimming pool in the mezzanine floor
- ◆ Dedicated car parking on the ground floor ◆ Kids park ◆ GYM

A: No 752, Sirimavo Bandaranayake Mawatha, Colombo - 14, Sri Lanka.

T: +94 768 699 699/ +94 770 022 022

W: www.rushlankagroup.com

E: sales@rushlankagroup.com



ASL REAL ESTATE

价格：30,000 - 30,000,000 美元

Price Range : USD 30,000 - 30,000,000



ASL 房地产是墨尔本幼儿院行业内最受重视的中介公司。凭着超过 30 年经验，我们专业的团队能为您提供幼儿院及养老院各方面的帮助。

我们的专业领域包括：

- 幼儿院生意出售
- 幼儿院出租
- 项目管理，从设计到建成
- 幼儿院出售
- 建筑
- 养老院的一切业务

我们与移民专家具有战略合作关系，可以帮助您了解投资与移民澳大利亚的各种需求。如果需要资金，我们也有金融行业的合作伙伴。

使用 ASL 的服务将使整个流程更加清晰并且为您带来回报。对于所有新客户，我们将对您的特殊要求进行全面评估，并提供建议和支援以实现您的目标。

ASL Real Estate is Melbourne's most respected Childcare agency. With over 30 years of commercial experience our team of highly skilled personnel can assist you in any facet of Childcare and Aged Care.

Our areas of expertise include:

- Sales of existing Childcare businesses
- Leasing for new Childcare centres
- Project management from initial design to full completion
- Sales of completed Childcare centres
- Construction
- All areas of Aged Care

We have strategic links with migration experts that may assist you in understanding the various requirements from investing and migration to Australia. We also have associates in the financial industry if you require funding.

A transaction with ASL will make the whole process clear and rewarding for you. For all new clients we will arrange a full assessment of your particular needs and provide advice and support to reach your goals.



联系人 / P: Mr. Carl Bonanni
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AUSTRALIA JINDING GROUP 澳大利亚金鼎集团

价格：280,000 -1,700,000 美元

Price Range : USD 280,000 -1,700,000



澳大利亚金鼎集团专注于澳洲本地物业开发、房地产销售、基金管理、移民和留学服务。总部位于墨尔本 Collins Street 的 Rialto 大厦。

金鼎开发公司专注于成为澳大利亚领先的房地产开发商之一，精耕一级土地开发和住房社区建设，力求将产品整合最新的可持续性能源及技术，为本地市场打造优质居住环境。目前投资组合超过了 8 亿澳币，在维多利亚州的多个区域拥有土地开发项目。

金鼎置业公司通过不懈的努力已在墨尔本成为一家表现杰出的渠道销售公司。高丽国际 -2018 年度销售冠军、最佳服务奖。Metricon(美家) -2018 年度销售冠军、B2B 合作伙伴 - 最佳专业个人奖。我们专注于澳大利亚各地的高档公寓、联排别墅、房地套餐的渠道销售，同时组织来自中国的置业考察团，为宾客发掘并提供潜在的投资机会。

2018 年，澳洲金鼎正式推出旗下合资品牌 VICPROP，专营租赁管理、二手房销售、以及项目市场推广三大业务。金鼎基金管理公司、金鼎移民（留学）公司皆为客户提供端到端的优质服务。

澳大利亚金鼎集团总部位于墨尔本，我们的分支机构遍布中国上海、北京、重庆、深圳、成都、武汉、杭州、南京、福州、青岛和厦门拥有 11 家分公司，员工超过 300 名。

在中文里，“金鼎”的含义是“一诺千金”和“一言九鼎”。我们不仅信守承诺，并且希望与我们的商业伙伴建立的关系能远远超出项目的生命周期。我们凭借准确的战略定位、精英的团队组建、专业的管理运营、细致的服务理念，通过不懈努力，将澳洲金鼎打造成为一个具有内涵、精益求精的房地产企业。



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网站 / W: www.jindingaus.com

CENTURY 21 ADVANCE REALTY BUNBURY

世纪 21 高级房地产邦伯里

价格 : 1,200,000 - 5,100,000 美元 Price Range : USD 1,200,000 - 5,100,000



世纪 21 高级房地产邦伯里是西澳大利亚州最大和屡获殊荣的地区办事处。作为特权居民，您将享受高标准的奢华。您的公寓是一个精致的避难所，拥有宽敞的比例和优雅的设计，可俯瞰库姆巴纳湾，门口有最美丽的海景。一生难得的机会，拥有一座拥有真正北面海景的顶层公寓，城市就住在海滩上，永远不会重复，没有其他位置可以匹配。每间顶层公寓包括四间卧室、四间浴室和 500 平方米的起居空间。

作为一名享有特权的居民，您将享受最好的设施和设施，拥有最后和最负盛名的开发地点之一，您的公寓将享有壮丽的海景，以及轻松前往城市所有最好的休闲和生活方式景点，是城市生活的理想场所。走出一步，您将从邦伯里的许多生活方式景点的最好的几分钟。漫步到许多餐馆、电影院、咖啡厅和购物中心，或者您也可以从自己的屋顶露台享受娱乐。如果您不娱乐，只需在自己的水疗中心的屋顶放松，在日落和观看海豚玩。

邦伯里是一个令人兴奋的即将到来的城市，在西澳大利亚州的第二大城市。随着新国际机场即将启用，距离墨尔本直飞航班仅有 40 分钟车程，位于玛格丽特河葡萄酒产区的门台阶上，这是澳大利亚旅游业的巅峰，为什么您选择住在其他地方。

Century 21 Advance Realty Bunbury is Western Australia's largest and Award-Winning Regional Office.

As privileged residents you will enjoy a high standard of luxury. Your apartment is a sophisticated sanctuary of generous proportions and elegant designs, overlooking Koombana Bay with most beautiful ocean views settings right on your doorstep. A once in a lifetime opportunity to own a Penthouse with true north facing ocean views with City living right on the beach, never to be repeated and no other location can match. Each Penthouse consists of four bedrooms and four bathrooms and 500m2 living space.

As a privileged resident, you will enjoy the very best facilities and amenities with one of the last and most prestigious of development locations, your apartment will boast stunning Ocean views, along with easy access to all of the city's best leisure and lifestyle attractions the ideal venue for city living. Step outside and you will be minutes from the best of Bunbury's many lifestyle attractions. Short stroll to many Restaurants, Cinemas, Café's and shopping complexes or you can simply entertain from your very own roof top terrace.

If you are not entertaining simply relax on the roof top in your very own spa, take in the sunsets and watch the dolphins play.

Bunbury is an exciting upcoming city, the second largest in city Western Australia. With the new International Airport opening soon just 40 minutes' drive away with direct flights to Melbourne and soon to China, Hong Kong and South East Asia. We are on the door step of Margaret River wine region that is one of the pinnacles of tourism in Western Australia, why would you choose to live anywhere else.

CENTURY 21. Advance Realty

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网站 / W: C21.com.au/bunbury

IMPERIAL MANSION

霞公府

价格 : 7,890,000 - 12,210,000 美元 Price Range : USD 7,890,000 - 12,210,000



霞公府紧邻紫禁城，东望王府井大街，南至霞公府街，西接晨光街，北邻大纱帽胡同。雄踞于北京内城皇极之地，执掌中国现代豪宅风骨。霞公府地上建筑面积约 3.5 万平米，地下设有 185 个尊贵车位。园区由南、北两栋 7 层板楼围合起一片意境园林，每单元三梯两户，独创 440-590 平米豪阔臻品空间，以国韵大宅的雄浑气宇诠释中国现代建筑与传统文化底蕴的完美结合，谨献 74 席尊贵华宅呈予全球精英。居于此，既可近览故宫的恢弘美景，亦可移步即享王府井的繁华万象，购物、休闲、美食，占尽地利之便。

建筑外立面使用国内首家引进的西班牙陶板，经典的橙红色作为主色调，呈现沉稳而靓丽的高贵气质。霞公府将人本与自然相融合的和谐理念渗透到每一寸空间，园林设计兼得中国皇家园林与日式精致园林之精髓，为居者精心构筑了一片返璞归真的心灵憩园。

霞公府特邀台湾著名设计大师邱德光先生主理室内设计，邱大师以其深厚独到的美学品位，运用古典与现代相结合的设计手法为霞公府打造奢华新巴洛克、典雅装饰主义等鲜明设计风格，淋漓尽致展现出中国传统文化与西方建筑风范的完美融合。

霞公府特聘全球知名物业综合服务企业世邦魏理仕为业主提供管家式物业管理服务。

霞公府

联系人 / P: 李巍女士
电话 / T: +86 010 8500 9999

GOLDEN LAND REAL ESTATE DEVELOPMENT CO., LTD.

价格：200,000 - 550,000 美元

Price Range : USD 200,000 - 550,000



GOLDEN CITY 由新加坡上市公司 ETC (Emerging Towns & Cities Singapore Ltd.) 投资，由 Golden Land Real Estate Development Co., Ltd. 开发。

项目地处仰光新 CBD 中心，尊享商务、居住、娱乐、购物、教育、医疗等全方位资源配套。项目占地 8.3 英亩，总建筑面积 30 万㎡，建筑高度 110 米，是目前缅甸国家地标项目。

产品涵盖高端住宅、甲级写字楼、精品商业、星级酒店、服务式公寓和购物中心，是仰光市区最具代表的大型城市综合体项目。

其中一期住宅、二期住宅、甲级写字楼 GCBC 均已实景呈现，吸引了包括华为、中信集团等世界巨头入驻。

Golden City is a high-end mixed-use real estate project developed in Yangon, Myanmar, by Golden Land Real Estate Development Co. Ltd, a member of ETC SINGAPORE LTD listed on the Catalist board of the Singapore Exchange Securities Trading Limited. The Golden City project is considered the first completed high-end condominium development in Yangon and thus, one of the leading real estate developments, representing a new landmark for Myanmar as the country's first grand-scale, exclusive community.

Golden City is strategically located near the breathtaking Inya Lake and with views of the famous Shwedagon Pagoda. It offers a world-class architectural residential unit design, with high-end services and facilities, including swimming pool, fitness center, children amusement center, public kitchen, clubhouse and International Preschool. The project includes a grade A office space, a hotel, high-end serviced apartments and a shopping as well.



GOLDEN CITY

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BARFOOT & THOMPSON

价格：100,000 - 900,000 美元

Price Range : USD 100,000 - 900,000



拥有 95 年的房地产服务经验，Barfoot & Thompson 是新西兰规模最大的房地产公司，公司至今仍延续家族经营掌管。

Barfoot & Thompson 是一家非加盟直属经营的房地产公司。全公司 75 家分支机构和 1500 多名销售人员可互通有无的共享房源，介绍奥克兰任何区域的房产供买家挑选。其规模和房源网络是新西兰其他房地产公司无法企及的。

Barfoot & Thompson 专注于奥克兰和北部地区房地产市场，是奥克兰的领先房地产公司，当前奥克兰市场占有率为 40%。专注于奥克兰和北部地区使得 Barfoot & Thompson 的销售人员比其他竞争者更了解当地市场。公司提供居民房产、庄园大地和农场、商业地产、大型项目、物业管理和业主法人团体等全方位的服务。

Barfoot & Thompson 至今仍由创始人家族的后代经营掌管——董事总经理 Peter Thompson、董事 Kiri Barfoot 和董事 Stephen Barfoot。公司致力于回馈社区，大力支持关爱家庭的活动和慈善事业，在新西兰房地产行业占据标志性地位，备受尊崇。

Barfoot & Thompson is New Zealand's largest privately owned real estate company, still family owned and operated after more than 95 years in business.

Barfoot & Thompson is a unique, non-franchised real estate company. This allows any of its 75+ branches and 1,500+ salespeople to introduce buyers to any property that is listed, with no regional restrictions. Its scale and network are unmatched by any other agency in New Zealand.

Barfoot & Thompson focuses on the Auckland and Northland property markets, and is Auckland's leading real estate agency, with a market share of 40%. Serving only Auckland and Northland means that Barfoot & Thompson salespeople know their area and the market better than any competitors. In addition to residential sales, the company includes rural and lifestyle, commercial and projects specialists, and offers property management and body corporate services.

Barfoot & Thompson is led by Directors Kiri Barfoot, Stephen Barfoot, and Managing Director Peter Thompson, direct descendants of the original founders. It donates generously to community initiatives, family friendly events, and charities, and remains an iconic and highly respected presence in the New Zealand real estate industry.

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www.barfoot.co.nz/cn

BARFOOT
& THOMPSON
LICENSED REAA 2008

SAFARI GROUP

价格：504,690 -1,750,899 美元 Price Range : USD 504,690 -1,750,899



Safari 集团由 Robert Neil 和 Stephen Taylor 于 1996 年创立，现已成长为一家人新西兰领先的家族企业，并以投资者为中心的房地产开发建筑公司。

经过努力和前瞻性思考，Safari 确定并寻求符合或超越标准的发展机会，以便通过长期价值和优越的质量使客户受益。

在建筑业中，公司的声誉建立在信任的基础上。Safari 在社区中有着深厚的根基，长期以来一直为客户提供高质量的产品，一次又一次地兑现承诺，足以证明 Safari 集团是一个值得信赖的房地产开发建筑公司。

Safari 集团致力于为客户提供高质量的公寓，并保持“亲身实践”的角色和通过与所有顾问和分包商的紧密合作。通过我们大胆和全面集成的整合方法，Safari 集团将继续发展，监督从收购和设计到施工和销售的所有环节。

Safari 集团最近竣工的项目包括奥克兰南市区中心的华美达酒店和套房、奥克兰市中华美达酒店和套房、皇后镇市中心华美达酒店和套房。

Founded in 1996 by Robert Neil and Stephen Taylor, Safari Group has grown to become one of New Zealand's leading family owned and investor focused property development and construction companies. Hardworking and forward thinking, we identify and pursue development opportunities that meet or exceed a strict set of criteria, in order to benefit our customers through long-term value and uncompromising quality.

In the building business, a company's reputation is built on trust. With deep roots in the community and a longstanding track record of consistently delivering high quality product to our clients, Safari has proven itself as a trusted building that delivers on promises, time and time again.

Safari Group is dedicated to their clients and maintains a 'hands on' role, by working closely with all consultants and sub-contractors alike. Through our bold and comprehensively integrated approach, we continue to evolve, overseeing all pieces of the process from acquisition and design, through to construction and sales.

Our most recently completed projects are Ramada Manukau Hotel and Suites, Ramada Victoria Hotel and Suites, Ramada Queenstown Hotel and Suites.

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全国统一客户服务电话：4008-980-688
WWW.MINSHENGWEALTH.COM

公司简介
民生财富投资管理有限公司为中国泛海控股集团有限公司旗下全资子公司，注册资金20亿元，定位于为中国的高净值人群提供专业化、个性化的财富管理服务。民生财富与民生信托、民生证券、民生期货、民生典当、民生保险经纪、亚太财险及参股的民生银行等共同构成中国泛海综合金融服务平台。



官方微博



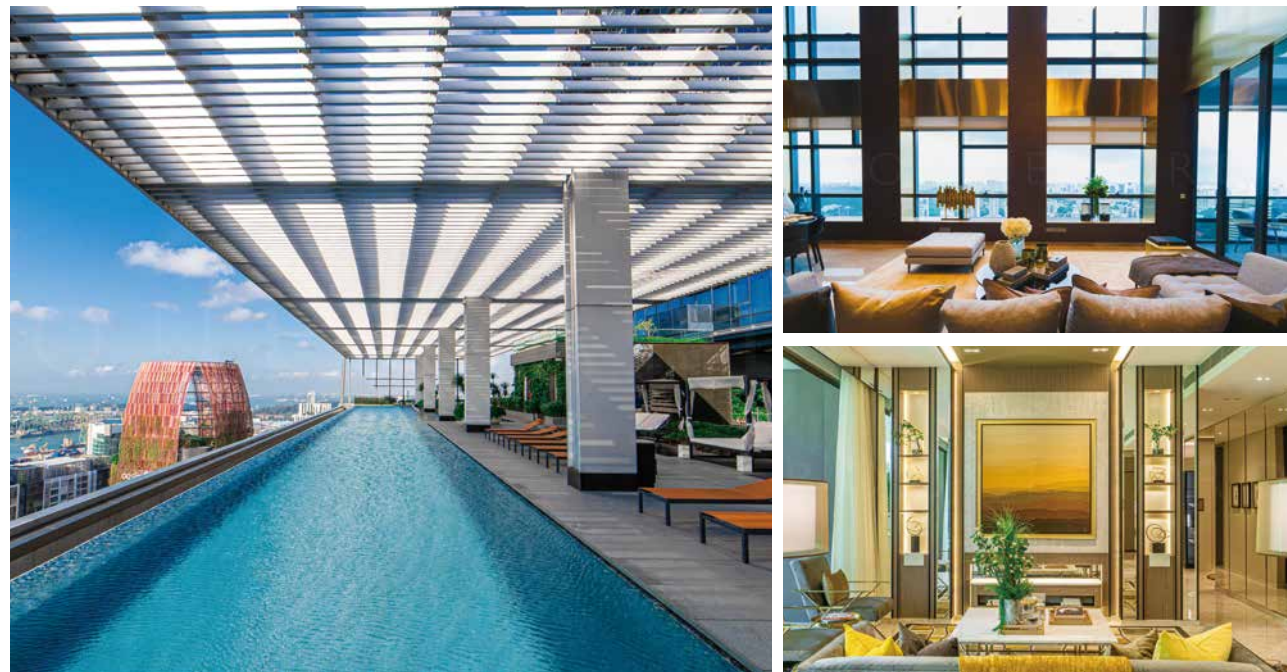
官方微信

北京总部地址：北京市东城区建国门内大街28号民生金融中心B座3层 广州分公司地址：广州市天河区珠江新城华夏路10号富力中心1804

BOULEVARD

价格: 1,400,000 - 18,000,000 美元

Price Range : USD 1,400,000 - 18,000,000



Boulevard 是新加坡豪华房地产的专家。

我们的投资范围包括本国的顶级房产项目，从最新推出的公寓到已竣工的获奖项目。我们与领先的豪华房地产代理商合作，提供市场专业知识和端到端服务。

我们值得信赖的代理商可以满足您对投资物业，第二套住房或家庭住宅的任何需求。我们的投资范围很广，从优质的一居室小木屋到三层复式顶层公寓均有涉猎。

Boulevard 最受欢迎的项目包括两个刚推出的公寓开发项目 - 一个在新加坡著名的 Nassim 社区，可提供最低的入门价格。另一个是大型复合公寓，有迷人的顶层公寓和复式小别墅。

我们已经完成了由世界著名建筑师建造的获奖项目，包括带酒窖和私人按摩浴缸的双高“天空之所”项目，以及标志性的南滩住宅项目中的最后一个新顶层公寓，它们都已装修及配备齐全，随时可以拎包入住。

我们拥有六星级度假胜地级别设施的酒店，从 Moshe Safdie 的屋顶无边泳池到壮丽的花园美景以及可以俯瞰 F1 的娱乐露台。

而且，通过我们的项目可以让您欣赏到岛上的最佳景色，从城市边缘的河畔，新加坡田园诗般的东海岸的海滩边，到位于 CBD 中心的岛内最高塔的壮观。

如此丰富的产品组合意味着我们是绝对有丰富经验的。欢迎查看我们的豪华住宅项目，观看我们的独家视频，并与我们值得信赖的代理合作伙伴预约看房或制定市场评估。



微信 / Wechat:

网站 / W: Boulevard.co/cn

BOULEVARD
新加坡高端房产专家

ERA REALTY NETWORK PTE LTD

价格: 750,000 美元起

Price Range : From USD 750,000 and up



新加坡房地产业在国家的政策管控下，基本上平稳可持续性的抗衡通货膨胀。

新元的保值和未来新加坡的发展蓝图规划也许会让您有意外的收获。

专业上市房产公司以诚信待人。以多年新加坡投资经验给您提供行业高水准的房地产免费一站式服务。业务包括新楼盘投资（开发商价），豪宅买卖，投资建议和财务分析等。我们拥有全新加坡新房源，商业和工业产业。可以无私的提供您需要购房和租房的信息。不偏护一方。全程陪同直到您满意为止。

相信朋友多了路好走。在房地产行业里多亏各行业人士鼎力协助（开发商，资深银行家，律师行，移民以及开办公司）。销售方面尽心尽力为客户接送看房。为您谈判争取利益。

目前帮助了许多移民和留学家庭融入新加坡。期待和您一起合作找的不是房子，是家的感觉。

想更加了解新加坡风土人情可加微信



新加坡房地产信息可以关注微信公众号



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In Singapore, real estate and properties are under tight control measures of government policy to ensure that remain sustainable growth in accordance to the economic performance.

The strength of the Singapore Dollars currency and the future master plan of Singapore development remain resilience even facing world crisis in healthcare, social and economic impact.

As a professional trusted real estate consultant, with many years of Singapore investment experiences, we can provide you one-stop services in your acquiring asset in Singapore be it in residential properties or commercial and industry.

As listed company in SGX mainboard stock exchange, we have wide coverage network in related to the real estate industry including developers, senior bankers, law firms, immigration consultant and also setting up and registration of the company locally.

PROPnex REALTY PTE LTD - MS ESTHER LI

价格: 500,000 - 35,000,000 美元

Price Range : USD 500,000 - 35,000,000



我是新加坡证券交易所上市公司 (Propnex Realty Pte Ltd Singapore) 是新加坡最大的房产交易公司的一名经验丰富、敬业以及专业的房产顾问, 我一直帮助海外, 特别是来自中国大陆和香港的客户购买新加坡的房产。

着重推荐符合客户要求的产业。将提供全方位一站式服务: 包括分析客户需求, 推荐专业房产律师及精通海外业务的银行从业人员。融合财务规划, 法律咨询以及交易全程护航等等。时刻准备为您提供协助。

我们有几百个项目, 有高端以及大众项目: 价格从新币 65 万起到几十千万的都有。

项目有 3 Orchard By The Park (乌节路公园), Boulevard 88, Marina One Residences (滨海盛景), Wallich Residence (华利世家), Leedon Green 绿顿, 以及 New Futura (银峰) 等。

I am a company listed on the Singapore Stock Exchange (Propnex Realty Pte Ltd Singapore). I am an experienced, dedicated and professional real estate consultant in Singapore's largest real estate trading company. I have been helping customers from overseas, especially from mainland China and Hong Kong, to buy Singapore real estate.

Focus on recommending services that meet customer requirements. Will provide a full range of one-stop services: including analysis of customer needs, recommending professional real estate lawyers and banking professionals proficient in overseas business. Integrate financial planning, legal consultation, and escort the entire transaction process, etc. Always ready to assist you.

We have hundreds of projects, including high-end and mass projects: Prices range from SGD 650,000 to several tens of millions.

Projects include 3 Orchard By The Park (Orchard Road Park), Boulevard 88, Marina One Residences (Marina One Residences), Wallich Residence (Wallich Residence), Leedon Green, and New Futura (Silver Peak).



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SPACIOUS HOMES

价格: 询价可知

Price Range : Available Upon Request



新加坡稳定的房产市场和透明的购屋政策举世闻名。世界局势瞬息万变, 尽管如此, 很多来自外国的房产买家不管是要自住还是仅仅当作投资, 还是会在价格合适的时候, 看准机会入场, 屡次在新加坡添购优质住房。精明的外国买家不仅要掌握如何在众多房产选项中成功地选购适合自己条件的房产类别, 在购房过程中还得小心翼翼地处理买房的手续事项、了解个中细节。此时, 选择身经百战, 有诚信的房产买卖业务经理为合作伙伴, 提供专业咨询、和身在国外的买家高度配合、跟进每一个细节, 更是不可忽视的重要一环。除了价格考量以外, 在新加坡置业还需要更深入的钻研, 才不会买到看似精选、却没有实际的日后转售升值空间。

通过宽敞房屋网 (www.spacioushomes.sg), 您可定期看到宽敞房屋选项, 并与精通商用中英文的资深房屋经纪 Erica Tang 取得联系。Erica 拥有 25 年的私宅、商用产业买卖、租赁领域的实战经验。在她更深一层地从地段、周边环境、社区民情、楼层、室内格局等剖析的配合下, 让您轻而易举地选出更适合您自住或投资的户型, 放心地成为更精明的优质房屋买家, 从此买房不吃亏。

The Singapore property market has been an all time favourite for property investors due to its stability and transparency. With the rising uncertainty in the global economy, there is no lack of genuine buyers entering the Singapore property market when the price and timing are right, be it for owner occupation or as an investment.

A smart overseas investor looking at the Singapore property market often has to be able to make the best decision for himself among many good choices, identify the right buy opportunity at the right time and be able to carefully follow through details in the purchase process. It is therefore important to get the support of an experienced and trusted real estate sales manager as a partner to provide professional consultation and to follow through details and purchase processes with investors who are based overseas.

Other than the price consideration approach, buying a property in Singapore also requires a deeper knowledge and understanding on the ground to identify opportunities for potential capital appreciation. At www.spacioushomes.sg, you will get to browse spacious homes selection and get in touch with Erica Tang, a senior real estate agent who is effectively bilingual in English and Chinese (both spoken and written). With 25 years of hands-on experience in private housing and commercial sales and leasing, Erica will be able to walk you through potential locations, studies in surrounding areas, the right choice of level and unit types for owner occupation or for a wise investment.

SpaciousHomes

Best homes in Asia.

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RADISSON PHUKET MAI KHAO BEACH

价格：235,000 – 350,000 美元

Price Range : USD 235,000 – 350,000



海滩保持着原始风貌，绵延超过七公里，拥有丰富的当地植物和野生动物，宛如世外桃源。

普吉岛迈考海滩丽筠酒店面朝大海，安达曼海的旖旎风光尽收眼底。宾客可以在无边泳池欣赏夕阳美景，也可以在绿植繁茂的花园中或附近的海滩上享受海风轻拂下的漫步时光。

一应俱全 - 宾客可以在宽阔的无边泳池里惬意畅游，或在泳池边舒适的家具上休闲放松。在大堂主楼的顶层，还设有第二泳池区域。那里也是放松和欣赏夕阳美景的好去处。

普吉岛迈考海滩丽筠酒店地处泰国最受欢迎、发展最为迅速的休闲目的地之一，入住率有保障，投资回报稳健。

酒店管理由丽笙酒店集团提供。丽笙酒店集团是全球知名的酒店品牌，在全球超过 1,400 家酒店拥有杰出的运营经验。

酒店管理公司将为公司和散客提供高标准的服务。普吉岛迈考海滩丽筠酒店将以顶级的服务为买家和客户提供超高端酒店投资的卓越回报。

Radisson Phuket Mai Khao Beach is situated on the north section of Phuket Island. Due to its close proximity to Sirinat National Park it offers 11 kilometers of pristine, crowd-free, golden sandy beach. With short transfer times from the airport, just 10 minutes, as well as gateway to Phang Nga & Krabi provinces, its location is well suited to residents and travelers who prefer to explore the natural beauty of Phuket with a sense of relaxation. The project is set directly opposite the beachfront and offers panoramic views overlooking the iridescent Andaman Sea. Take in the spectacular sunsets by the infinity pool or enjoy the sea breeze during a peaceful stroll around our lush gardens, or nearby beach.

- All Freehold units
- Fully furnished, fitted and equipped according to the International brand standards and specifications of the Hotel Group
- Platinum Reward Membership by Radisson Hotel Group

Everything you need under one roof, The resort itself will come fully equipped with facilities, activities, International hotel standards and services. A collection of the ground floor will offer direct access to the property's relaxing outdoor pool, Other features include a well-equipped fitness center, a kid's club, various dining options, restaurants, bars, traditional sauna, steam room, rooftop swimming pool, and lounge. Event hosting is possible, with a choice of two meeting rooms, a business center and professional support making this a delightful venue for corporate retreats.



联系人 / P: Mr. Marciano Birjmohun
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AL SHARQ INVESTMENT LLC

价格：5,000,000 – 23,000,000 美元

Price Range : USD 5,000,000 – 23,000,000



迪拜 W Residences 是一切开始的地方。以只提供顶级产品的理念为导向，我们重塑了奢华生活的真正意义。我们 Al Sharq 投资公司旨在通过创造精致价值，为您定制一个品质无双、卓越绝伦的生活环境。我们重新定义了豪华生活，将卓越的位置、绝美的景色、优雅的空间、现代的设计、高度的隐私和真实的体验融为一体，创造了独一无二的奢华房产。

这一顶级项目占地超过 100 万平方英尺，8 栋大厦中仅散布着 104 套独一无二的住宅，每套价格从 1500 万迪拉姆到 8500 万迪拉姆不等。该项目内有 5 个带私人大堂和电梯的顶层公寓，15 个带私人景观花园和游泳池的花园住宅，84 个每层仅有两套的全景住宅。

业主有两居室，三居室，四居室和五居室的豪华住宅可选，面积从 5,000 平方英尺到 15,000 平方英尺不等，室内空间宽阔，阿拉伯湾、迪拜举世闻名的天际线、迪拜码头一览无余。

拥有这里就拥有了酒店式生活的无限可能，业主也可随时使用迪拜 W 的随叫随到 © 服务。W Residences 的业主在所有 W 酒店都可得到最优价格，享受房间升级、获取积分、独享我们的精致体验以及更多服务。

我们诚邀您加入迪拜 W Residences 的超凡世界，让生活超越平凡。

The W Residences Dubai is where it all begins. Driven by our passion to provide only the very best we have reimagined what luxury living truly means.

At Al Sharq Investment we believe in creating exquisite value to offer you a bespoke living environment unparalleled in quality, exceptional in every form. We have redefined luxury living to create an exclusive combination of an extraordinary location, stunning views, elegant spaces, modern designs, privacy and an authentic experience.

The state-of-the-art project spread over 1 million sq. ft. comprises of only 104 unique homes spread over 8 mansions with unit prices ranging from AED 15 million to AED 85 million. The project includes 5 Penthouses that come with private lobbies and lifts, 15 Garden Residences with private landscaped garden and swimming pool, 84 Panorama Residences with only 2 units per floor.

Owners have a selection of two, three, four-and five-bedroom luxury homes ranging from 5,000 sq. ft to 15,000 sq. ft. of spacious accommodation, with stunning floor to ceiling panoramic view with either unobstructed views of the Arabian Gulf or Dubai's world-famous skyline, and the Dubai Marina.

Ownership unlocks limitless possibilities of exceptional hotel-inspired living and access to the W Dubai's Whatever/Whenever© Service. The W Residences Owners will get the best available rate at all W Hotels, enjoy room upgrades, earn points, gain exclusive access to our exquisite experiences, and much more.

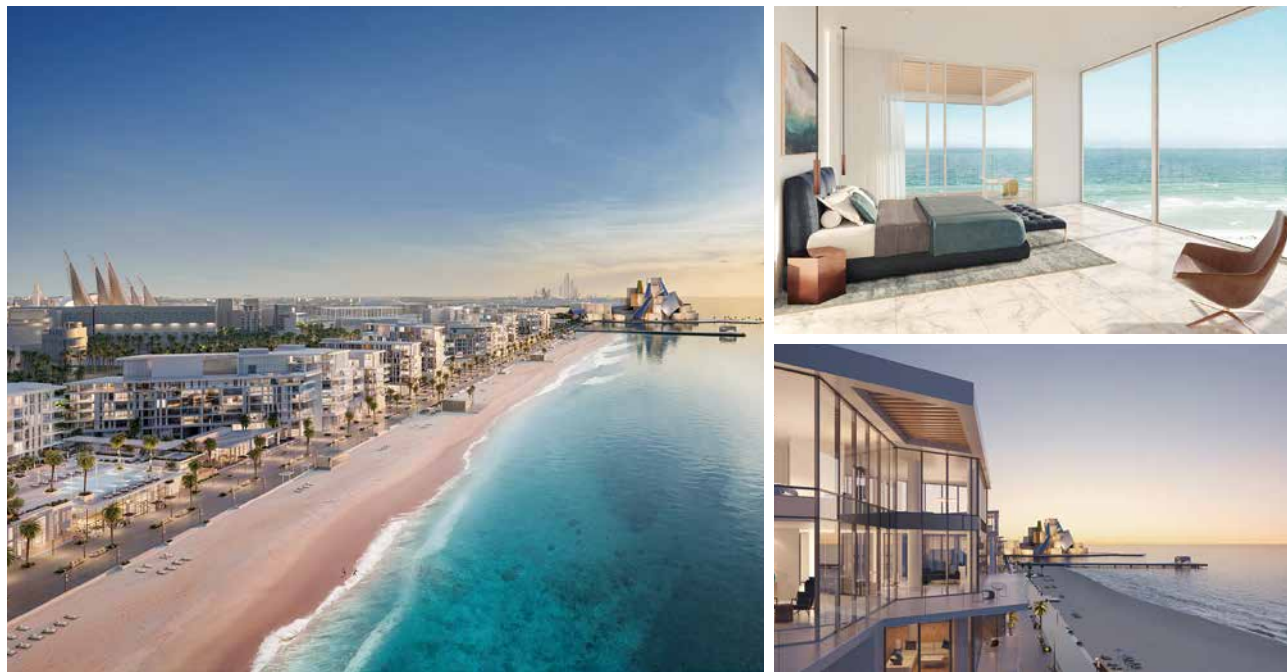


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ALDAR PROPERTIES, ABU DHABI

价格：询价可知

Price Range : Available upon request



Aldar 房地产公司是阿布扎比房地产开发商中的佼佼者，其标志性的开发项目让它成为了阿联酋和中东地区最著名的房地产开发商之一。

从 2005 年成立至今，Aldar 也在一直致力于塑造和提升阿联酋首都城市和阿布扎比酋长国的其他重点地区的都市结构。

在上海 LPS，Aldar 将为您呈现阿布扎比黄金地段的最新住宅开发项目，包括亚斯岛、萨迪亚特岛、里姆岛和阿尔哈迪尔的期房项目和已竣工的房产项目，它们全都紧邻 2020 年迪拜世博会会址。

在上海 LPS 与 Aldar 会面，了解更多关于阿布扎比的信息、获得无价的市场洞察力，更能得到关于我们在首都主要项目上的最新投资机会的详细信息。

欲知详情，请访问 ALDAR.COM

Aldar Properties is the leading real estate developer in Abu Dhabi and through its iconic developments, it is one of the most well known in the United Arab Emirates and wider Middle East region.

From its beginnings in 2005 through to today, Aldar continues to shape and enhance the urban fabric of the UAE's capital city in addition to other key areas of the Emirate of Abu Dhabi.

At LPS Shanghai, Aldar will be showcasing its latest residential developments in prime locations across Abu Dhabi including off-plan projects and ready completed properties on Yas Island, Saadiyat Island, Reem Island and Alghadeer, close to Expo 2020 Dubai.

Visit Aldar during LPS Shanghai to find out more about Abu Dhabi, get invaluable market insights and receive detailed information about our latest investment opportunities in key destinations across the capital.

For more information please visit ALDAR.COM



CREDO INVESTMENTS FZE

价格：130,000 - 3,000,000 美元

Price Range : USD 130,000 - 3,000,000



紧邻世界闻名的 2020 年迪拜世博会。快来 Credo 的 Majestique 住宅定居吧。

- Credo 投资公司是阿联酋迪拜高档房地产开发项目的代名词。Credo 总部位于阿联酋迪拜，以创造标志性住宅和商业项目闻名。
- Majestique 住宅位于著名的迪拜南城，是 Credo 最新的标志性项目。这是一个为追求“卓越生活方式”的人创建的高档住宅项目。
- 项目位于 2020 年迪拜世博会园区附近，紧邻世界最大的机场——阿勒马克图姆国际机场。
- 公路干线和地铁可以无缝连接市内的主要地标建筑。
- Majestique 住宅 I 座和 II 座是两座精心设计的大楼，内有宽敞的 1 居室、2 居室住宅和一室公寓可选。
- Majestique 住宅公寓的室内设计由 Credo 的获奖室内设计团队完成，将私人订制和时尚高雅融为一体。
- Credo 同样为自己最近的成功故事感到自豪：Mon Reve 是我们的标志性住宅，位于独一无二的哈利法塔区，对面就是举世闻名的迪拜购物中心。交接工作于 2018 年初完成，这里现在居住着数个崇尚“精致生活”的家庭。

The world-renowned Dubai Expo 2020 location. Now home to Credo's Majestique Residence.

- Credo Investments FZE, a name synonymous with upscale realty development in Dubai, United Arab Emirates. Headquartered in Dubai, U.A.E., Credo has built a reputation of creating iconic residential and commercial projects.
- Majestique Residence, Credo's latest signature project, is located in the prestigious Dubai South community. An upscale residential project created for those aspiring for 'lifestyle excellence'.
- Strategically located next to the Dubai Expo 2020 site and in close proximity to Al Maktoum International Airport, the world's largest airport.
- Seamlessly connected to major landmarks in the City through arterial roads and the Metro.
- Majestique Residence I and II comprise of two exquisitely designed buildings featuring spacious 1 BR, 2 BR and Studio Apartments.
- Majestique Residence Apartments incorporate bespoke and stylishly elegant interiors created specially by Credo's award-winning interior design team.
- Credo also prides itself of its recent success story: Mon Reve - signature residences located in the exclusive Burj Khalifa District, opposite the world renowned Dubai Mall. The handover was completed in early 2018 and is now home to a select few families who believe in inspired living.



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ELLINGTON PROPERTIES 艾灵顿房地产集团

价格：198,888 - 1,098,888 美元 Price Range : USD 198,888 - 1,098,888



迪拜精品开发商。

迪拜艾灵顿房地产集团一直致力于开发高端住宅项目。我们始终坚持以设计为理念。我们相信设计能够给我们的客户带来生活上的便捷与享受。艾灵顿所开发的住宅均体现传统格调及现代风格的完美结合，为客户缔造别具韵味又多元灵活的宜居空间。

同时，为了迎合客户愈趋高端的品味追求，我们对住宅建筑风格及造型的要求亦不断提升和进步，不断超越局限，引领行业潮流。目前的项目包括迪拜的高层豪华住宅和家庭社区，分别位于美丹 (Mohammed Bin Rashid City)，迪拜市中心 (Downtown Dubai)，朱美拉棕榈岛 (Palm Jumeirah) 和朱美拉社区 (Jumeirah Village Circle)。

艾灵顿房产结合现代风格及传统元素，为客户缔造出在迪拜前所未有的居住体验。

欢迎前来我们的展台，了解更多。展台号：B02

Ellington Properties is an award-winning real estate developer based in Dubai which was founded in 2014. It is considered as one of the leading developers in the city due to its unique concept in making design-driven homes. Thus, we exceed our clients' expectations through our combination of artistry and impeccable designs which are inspired by our customer's tastes, art and reflective of our owners' aspirations.

Ellington is truly customer-focused with a priority of building sustainable homes that fulfill customers' daily needs as well as granting them a life-time home.

As Ellington Properties, we aspire to create healthier communities for our residents and bring the latest technologies to Dubai's real estate market.

Since establishment, we have maintained one of the highest returns on investment within the areas we develop in as our residences are located in strategic locations across Dubai such as Downtown Dubai, Jumeirah Village Circle (JVC), Mohammed bin Rashid City (Meydan) and Palm Jumeirah.



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GLOBAL 99 PROPERTY INVESTMENT

价格：询价可知 Price Range : Available upon request



设立“寰球 99”公司的想法产生于 2004 年。总部设于英国伦敦，公司的业务涵盖欧洲，亚洲和非洲重要的战略性城市。我们致力于推广精选的物业，并在短时间内成功地进入了主流市场。基于目前在阿联酋市场的成功，合伙人决定在中国设立办事处，将业务拓展至远东，印度及邻近地区的房地产市场，从而使“寰球九九投资有限责任公司”成为世界公认的国际公司。

Global 99 Investment was conceptualized in Dubai in 1999, and was incorporated in London in 2004, offering wide range of properties across all the major financial hub from Africa, Asia, Far East Asia & Europe, with the head office based in London. Both Partners decided to expand the business into the real estate market in the Middle East, the Far East and nearby regions by establishing new offices in Abu Dhabi, Dubai, Shanghai and Hong Kong becoming a recognised international corporation under the name of "Global Ninety-Nine Investment LLC". We are one stop destination for all the real estate requirements ranging from Investment in residential or commercial, property management. Our dedicated and passionate team ensure that we conform and even exceed customer's expectation by providing them bespoke services to their individual needs.

我们公司专门从事住宅和商业房地产投资，高端房产开发和内部装潢等方面的业务。

我们的工作目标是为我们分布于世界上各个主要城市的客户和投资者介绍最有价值的房地产机会。



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EUROPE 欧洲

GEOCON

Australia's 4th largest builder/developer and Canberra's first fully integrated powerhouse property enterprise.

Geocon's hallmark is architecturally stunning buildings that deliver a new standard of contemporary living to Canberra, Australia.

As a local business, we capitalise on our unrivalled market knowledge to strategically acquire and build precinct-style developments that are changing the Canberra skyline.

Geocon have capabilities across development, construction, hotel and hospitality management.

Why Canberra?

3.7%
Unemployment
Rate

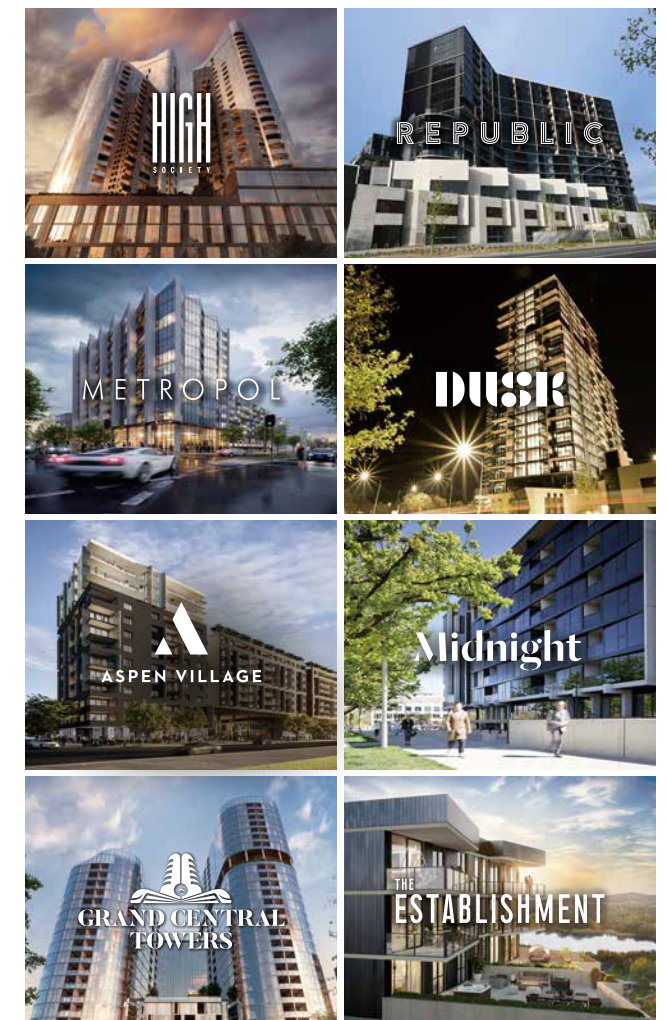
1.2%
Lowest Rental
Vacancy Rate

\$85K
Avg. Salary
per annum

50+
Federal
Government
Agencies

25,000
Private
companies
operate in
Canberra

2.1%
Australia's
fastest
population
growth



GEOCON **AUSCHAIN** 澳链

Kevin Chen
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FRENCHIE ESTATE

法国富持房地产经纪公司

价格：1,000,000 美元起

Price Range : From USD 1,000,000



法国是世界上最受投资者欢迎的国家之一，这得益于稳中有增的房地产市场，永久产权，富有历史和文化气息的城市和村庄，一流的教育系统以及法式魅力！

法国富持房地产经纪公司是法国为数不多的，专注于高端房地产的华人房地产经纪公司。

我们覆盖了法国最有名的地区，从巴黎艺术气息的奥斯曼公寓，到卢瓦尔河谷历史悠久的城堡；从波尔多和勃艮第的葡萄庄园，到阿尔卑斯上买谷雪维尔的豪华雪上木屋；从普罗旺斯的粉葡萄酒庄，到蔚蓝海岸的海景别墅。我们热衷于所有美好的房产。

拥有在金融和移民方面的专业的合作伙伴，我们可以为客户提供完整的私人定制计划。

我们的理想就是通过专业和专属的服务，将梦想变成现实。详情请访问网站 fenchie-estate.com 和关注微信公众号 [fenchie_estate](https://www.fenchie-estate.com)

France is one of the most attractive countries for worldwide investors thanks to the increasing and stable real estate market; the permanent property rights; the historical and cultural cities and villages; the top-ranking education system and the French charm!

FRENCHIE ESTATE is one of the rare Chinese real estate agencies specialized in the transaction of luxury real estate properties in France.

We cover the most famous regions in France, from the artistic Haussmann style appartements in Paris, to the historical castles in the Loire Valley; from the vineyards in Bordeaux and Bourgogne areas, to the luxury chalets on Courchevel village in Alps mountains; from the rose wine properties in Provence, to the breath-taken sea-view villas in the French Riviera. Our passion embraces all kinds of beautiful properties.

Collaborating with partners who have expertise in financial, emigrations, we provide personalized and complete plans for our customers.

Our goal is turning dreams to reality by offering our professional and personal services. Visite fenchie-estate.com and subscribe WeChat [fenchie_estate](https://www.fenchie-estate.com).

frenchieestate

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HONORÉ IMMO

价格：询价可知

Price Range : Available upon request



作为房地产代理，我们的成功在于将客户放在一切工作的核心。

我们知道，在最好的情况下，房地产决策很困难，我们对我们的专业知识充满信心，可以帮助您做出正确的决策。正如我们的许多奖项和成就所证明的那样，我们的同行也必须如此思考！

为简化起见，我们希望所有客户都为自己的幸福感到高兴……这就是驱使我们每天早上和每个晚上工作的原因。

Honoré Immo 的政策是实现客户的梦想，我们为此而努力并进行战略性的努力。

我们在法国各地运营 ...

豪宅，建造梦想家园，投资物业，酒店，室内设计 ... 您梦想着，拥有它 #Behonoré

As one of real estate agency, our success is built on keeping clients at the heart of everything we do.

We know that property decisions are difficult at the best of times, and we are confident in our expertise to help you make the right decisions. Our peers must think so too as our many awards and accomplishments prove!

To make it simple we want all of our customers to shout from the rooftops how pleased they are...that's what keeps us pushing and striving, each morning and each night.

The policy of Honoré Immo, it's to make the customer dream come true and we work hard and strategically for that.

We are operating, anywhere in France...

Luxury properties, Build a dream house, investment properties, Hotels, Interior design...

You dream it, you own it #Behonoré



LANDERTSHAMMER REAL ESTATE

价格：3,500,000 - 90,000,000 美元

Price Range : USD 3,500,000 - 90,000,000



LRE 成立于 2003 年，为德国境内和境外的私人机构和机构投资者提供广泛的服务。服务范围涵盖咨询、经纪、投资和项目开发等，我们始终根据客户的需求和投资目标量身定制相应服务。尤其是对于国际客户，清楚的了解客户的投资策略至关重要，继而锁定最有前景的交易。相互信任和良好信誉是成功的客户关系的主要因素。

作为海外投资者可信赖的合作伙伴，我们努力成为强大的本地代表，帮助您了解房地产市场、法律和法规制度，最重要的是了解当地（商业）文化。

LRE 拥有优秀的专业经纪人、律师、银行和税务顾问网络。我们对法兰克福和柏林市场了如指掌，并且在德国各大城市也有着良好的联系网。除此之外，我们还覆盖了许多欧洲国家的首都，如维也纳和苏黎世。

LRE, founded in 2003, offers a wide range of services, both for private and institutional real estate investors, in Germany and beyond. The range of services goes from consulting and brokerage on to investment and development, always tailored to the client's needs and investment goals. Especially with international clients, it is essential to clearly understand their investment strategy and then target the most promising deals. Mutual trust and credibility are the main ingredients for a successful client relationship.

As a reliable partner for foreign investors we strive to be a strong local representative, who understands the real estate markets, rules and regulations, and most importantly, the local (business) culture.

LRE has an outstanding network of specialized brokers, lawyers, banks and tax advisors. We know Frankfurt and Berlin inside out, but also have excellent connections in all major German cities. Beyond that, we cover many European capitals, like Vienna and Zürich.

Landertshammer
Real estate, wisely.

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RE/MAX NEW DEAL

价格：50,000 - 5,000,000 美元

Price Range : USD 50,000 - 5,000,000



RE/MAX New Deal 由 Stavroula Vamvaka 女士成立于 2005 年。Stavroula Vamvaka 女士是一位优秀的法学专业毕业生，也是一位经验丰富的商人。

RE/MAX New Deal 现今是世界上最大的房地产网络的一部分，旗下有 7000 个房源，其中 1000 个是独家拥有的。公司共有四个办事处，分别位于雅典 Kolonaki 区，Piraeus 区，Glyfada 区，以及希腊第二大城市塞萨洛尼基。此外我们还提供房子的翻新、家具陈设、装修、长期出租、AirBnB 出租、以及房产管理服务。

我们公司有 70 多个房产经纪人，他们有着极强的沟通能力、谈判能力和市场洞察力，是公司成功的支柱，更是房地产市场最优秀的房产经纪人。

我们致力于为客户提供一个独特又愉快的购房经历。我们在各方面尽心协助客户，带客户游览雅典，向相关部门代提交文件，并根据客户的要求为客户管理房产。

RE/MAX New Deal was founded in 2005 by Stavroula Vamvaka, a Law School graduate and experienced businesswoman. Nowadays is a part of the largest real estate network in the world with the largest database of properties (7.000 listings) in the country that many of them are exclusive listings (1.000 listing).

Our company has four offices located in Kolonaki, Piraeus, Glyfada and Thessaloniki and specializes in finding the best deals and opportunities of the real estate market for our clients. Additional services include renovating, furnishing and decorating, long term leasing, AirBnB leasing and property management.

Capable, motivated and efficient, our agents, more than seventy, are the backbone of our company's success. Excellent communication skills, market insights and a talent for striking deals are some of their qualifications that make them the best in the market.

We strive to make the purchase of properties a unique and pleasant experience for our clients. Moreover, we assist our clients in every step, tour the city with them, handle paperwork and bureaucracy on their behalf and even manage their property should they request it.

RE/MAX newdeal

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LAFORÊT

价格：询价可知

Price Range : Available upon request



卢森堡 Laforêt 地产开发 是由首级加盟商 Pierre TEL 先生开发的卢森堡房地产开发代理商。

其第一家 Laforêt 地产开发店建于 2006 年 5 月 2 日在卢森堡 阿尔泽特河畔埃施 (Esch-sur-Alzette) 市中心开业。

从此，该地产开发业务在整个卢森堡大公国稳步发展，该团队专业从事为在卢森堡大公国的投资项目服务。

迄今为止，该公司在卢森堡大公国已有十几个房地产中介代理为您提供一系列地优质务。

Laforêt 地产开发集团的声誉因其国际影响力而得以增强和提高，尤其是在法国，现已有 750 多家房地产中介代理公司。

Laforêt Immobilier Luxembourg is a network of real estate agencies developed by the master franchisee Mr. Pierre Tel.

The opening of the first Laforêt branch took place on May 2, 2006 in Esch-sur-Alzette.

Since then, the network has grown steadily and specialized in investing in Luxembourg.

To date, a dozen real estate agencies are at your disposal and at your service in the Grand Duchy of Luxembourg.



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RE/MAX EXPO

价格：375,000 - 3,760,000 美元

Price Range : USD 375,000 - 3,760,000



房地产业务一站式服务
RE/MAX EXPO 是一个运营房地产业务的商业集团。

2001 年成立，为外国投资者提供非凡的服务。EXPO 集团在房地产经纪、租赁管理、财务咨询、城市定居领域拥有独一无二的核心实力，可以为国外投资者提供所需的所有支持。

外国投资者现在拥有绝佳的机会来购买位于葡萄牙的地产项目，这个国家拥有独特的魅力以及合适的制度，来为您提供超凡的投资机会。

服务 | RE/MAX 集团：

- 优先办理居住许可；
- 同负责居住签证的相关官员联络；
- 翻译服务；
- 旅途行程安排；
- 预定住宿和搬家。

All in One in the Real Estate Business

RE/MAX Expo is a business group operating in the real estate market since 2001, offering outstanding services to foreign investors. The ExpoGroup have specific competencies in real estate brokerage, lease management, financial advisory, urban intervention and can provide all the support that foreign investors need.

Foreign investors have now excellent opportunities to buy properties in Portugal, given the country's current attractiveness and regulations.

SERVICES | RE/MAX EXPOGROUP:

- Privileged circuit in obtaining residence permits;
- Proximity with the authorities in charge of issuing the resident visa;
- Translating services;
- Trip scheduling;
- Booking accommodation and transfers.



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ELITE PROPERTIES INTERNATIONAL

价格：60,000 - 40,000,000 美元

Price Range : USD 60,000 - 40,000,000



Elite Properties International 恒久展示第二家园以及国际房地产投资项目。

我们是您所有房地产项目的合作伙伴，您的满意是我们的第一要务。

因此，我们为您提供房产、房地产综合体以及大型的、私人的项目等。通过与我们合作伙伴们的紧密合作，我们对每一个项目进行全面的分析，以了解哪一个项目对我们的客户更为有益。

我们随时为您服务：

- 您正在着手购置度假屋或梦想家园
- 您期待购置房地产，并从中获取比银行所提供的更为可观的回报
- 您公司有兴趣在国际上进行扩张，尤其是欧洲版图

什么是我们能提供的呢？

全方位的房地产建议

- 全球合作伙伴网络
- 国际房地产平台
- 房地产以及投资项目等的可行性研究
- 在我们所代表的 20 个国家中获得黄金签证的机会

在线了解更多关于我们的信息：

<https://elite-properties-international.com/>



电话 / T: +1 32 2 770 40 03
网站 / W: www.elite-properties-international.com

Elite Properties International is a permanent exhibition for second homes and international real estate investment.

We are a partner team for all your real estate projects that set your satisfaction first.

To do so, we offer you properties, real estate complexes and significant and personalized projects. In collaboration with our partners, we thoroughly analyze each project that is likely to be beneficial to our clients.

We are at your disposal for you:

- Who is looking to acquire a holiday home or a dream house
- Who is looking to acquire a property to obtain a significant return, better than in the bank
- Who is a company interested in expanding abroad, especially in Europe

What do we propose?

Property advice in the fullest sense of the word.

- A network of partners throughout the world
- An international real estate platform
- Feasibility studies for real estate and investment projects
- The opportunity of a golden visa in 20 countries we represent

Because every customer is unique, so are our services!

FLORENS LAKE RESORT & SPA

价格：800,000 - 3,000,000 美元

Price Range : USD 800,000 - 3,000,000



弗洛伦斯湖水疗度假村位于伯尔尼高地，距因特拉肯仅 10 分钟车程。

面向南方、阳光明媚、恬淡闲适、毗邻湖泊、壮丽山色一览无余，这些仅是弗洛伦斯湖水疗度假村的部分优点。

该地区拥有瑞士阿尔卑斯山脉少女峰 - 阿雷奇冰河这一联合国教科文组织指定的世界自然遗产。

这里还拥有世界上最壮丽的山景之一，三大高峰艾格峰、莫希峰和少女峰更是闻名于世。

The Florens Lake Resort & Spa is located in the Bernese Oberland, just 10 minutes from Interlaken.

Direct access to the lake, breath-taking views of the mountains, relaxing tranquility and a sunny south-facing location are just a few of the Florens Lake Resort & Spa's best features.

The area is characterized by the Jungfrau-Aletsch UNESCO Natural World Heritage Site in the Swiss Alps.

The mountain landscapes are amongst the most beautiful in the world and are dominated by three Alpine giants-the Eiger, the Mönch and the Jungfrau.



FLORENS
LAKE RESORT & SPA

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MAR YAPI TURİZM İNŞAAT SAN. VE TIC. A.Ş.

价格：100,000 - 4,000,000 美元

Price Range : USD 100,000 - 4,000,000



Mar Yapı 成立于 2006 年，是一家集设计与创新于一体的房地产开发公司，为追求生活品质的高端用户打造标杆社区。Mar Yapı 是一家采用新方法的年轻公司，通过历久弥新的高品质项目为投资者创造了更高的价值，正是这种充满活力的方式使其成为土耳其主要的开发商之一。Mar Yapı 通过当地及国际合作伙伴为投资者和时尚生活社区创造了多种可持续发展的模式。

卓越的品质和融入血液的环境意识铺就了 Mar Yapı 的成功之路，公司的项目借此屡屡赢得殊荣。公司不辱使命，同全球顶尖建筑和设计大师携手踏上铸就“完美无瑕”的新旅途。

Established in 2006, Mar Yapı is a real estate development company embracing design and innovation to create benchmark communities for sophisticated end-users seeking enhanced lifestyle. It is this dynamic approach that has grown Mar Yapı to one of Turkey's leading developers, a young company with a fresh approach, creating enhanced investor value with enduring projects that stand the test of time. Through its local and international partners Mar Yapı creates sustainable models for investors as well as lifestyle communities.

With a slate of award winning projects, Mar Yapı's approach is differentiated through exceptional quality, environmental consciousness, and new collaborations with the world's greatest architectural and design minds, to achieve the Mar Yapı mission of "the realisation of perfection".



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PRESTIGE ISTANBUL

价格：300,000 - 20,000,000 美元

Price Range : USD 300,000 - 20,000,000



土耳其是一个充满魔力的地方。Prestige Istanbul 会为您找到您梦想中的房地产。Prestige Istanbul 的总部位于伊斯坦布尔的心腹地，拥有超过 500 以上各有千秋的独家房地产项目，我们保证能为您找到您梦寐以求的。我们有专业员工负责公寓、别墅、顶层公寓、土地、商业地产、酒店和投资性地产，并随时为您提供服务。

我们提供以下服务：

- 房地产和投资机会
- 室内设计和房地产管理
- 移民和公民身份获取计划
- 旅游组织
- 财富管理

在过去的 10 年里，我们已经成长为一间专业、可靠的公司，而且客户对我们的服务感到非常满意。我们的工作原则就是让客户满意，所以我们竭尽全力提供高质量的服务，让您满意与我们的交流过程。我们十分期待为您服务，您就是我们的重点客户。

In Turkey you will find Magic. And with Prestige Istanbul you will find your dream property. Via a headquarter in the heart of Istanbul and more than 500 different exclusive properties, Prestige Istanbul guarantees to provide what exactly you are looking for. Apartments, Villas, Penthouses, Lands, Commercials, hotels, and Investment properties are covered by our professional employees and ready to serve you the way you deserve.

We provide the following services:

- Real Estate and investment opportunities
- Interior design and real estate management
- Immigration and citizenship programs
- Trip organizations
- Wealth management

For the past 10 years we have become a specialized and well trusted company where our clients are satisfied with the service they got. Since our principle of work is based on client satisfaction, we do our best to provide a high-quality service so you can feel pleased when dealing with us. We are looking forward to serve and make you our very special client.



联系人 / P: Mr. Milan Misirli
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网站 / W: www.prestigeistanbul.com.tr

ROX BRIGHTON

价格: 256,500 – 1,250,000 美元

Price Range : USD 256,500 – 1,250,000



Ktesius 是一家以小众设计为导向的住宅开发商，总部位于伦敦，在伦敦和英国东南部均有开发项目。我们专注能改善客户生活方式的高品质现代住宅，同时我们也非常重视项目优质位置的选择和内部便民设施的完善。

我们专注开发较小型的项目，这样我们就能以更加仔细的方式交付每个住宅。

我们的董事会和高级管理团队已在房地产领域（主要是英国东南部）打拼了 20 多年，并且我们还制定了一个建造可持续发展房产的长期战略。

我们力争在交付过程的每一个环节中都能与我们的买家建立并保持良好关系。

ROX Brighton 开发项目将会为我们的买家提供高品质的生活方式和极佳的投资机会，该项目位于著名城市布莱顿核心地带中的黄金地段，而且离海滩非常之近。

Ktesius is a niche design-led residential developer, based in London, with developments in London and south east U.K.

We focus on quality, contemporary homes which help to enhance our clients lifestyle, and we maintain a strong emphasis on quality locations and residents amenities to complement the project.

By concentrating on smaller developments, we are able to bring a more careful approach to delivering each home.

Our Board of Directors and Senior Management team have each been in the property and development business for over 20 years, mostly in S East England, and have a strategy to build sustainable properties for the long term.

We seek to create and maintain a strong relationship with our buyers at every point of the delivery process.

The ROX Brighton development will deliver a high quality lifestyle for our buyers and presents an excellent investment opportunity, being located in the best possible position at the very heart of the famous city of Brighton and a very short distance from the beach.

KTESIUS

SALBOY INTERNATIONAL

价格: 209,000 美元起

Price Range : From USD 209,000



Salboy International 是英国著名的房地产开发商。由房地产专家 Simon Ismail 和世界最大独立博彩公司 Betfred 创始人 Fred Done 两个股东共同经营管理。即使 Salboy 的总部设在英国，但是其产品依然对外来投资者具备高度吸引力，亦获得一众海外投资者的信任和认同。

Salboy 一直秉承着专业及优质的建设发展理念去规划及建设曼彻斯特城市。2018 年更将事业版图进一步扩展到亚洲，并在香港成立亚洲区总部，旨在为来港的海外投资者提供更专业贴心的优质服务，以及推动和建立更多的业务发展，来满足广大客户的需求。

Salboy 目前开发的四大住宅项目正由旗下的建筑公司 DOMIS 承建。Local Blackfriars 项目已于 2019 年的第二季度完工。Local Crescent、Burlington Square 和 The Press 项目均按照英国最高标准所建造，落成后将会成为曼彻斯特城市最为瞩目的地标式优质住宅。

Salboy International is a renowned UK property developer. Salboy is owned and managed by property expert, Simon Ismail and the founder of the largest independent bookmaker in the world, Fred Done. While headquartered in the UK, Salboy is globally recognised with a worldwide clientele.

While transforming the UK cityscape and a vision for the future, Salboy further expanded into Asia in 2018. Salboy's Asia division, headquartered in Hong Kong, aims to better service and meet the needs of new and recurrent overseas investors; as well as having a vision to promote and establish the development and lending arms of the business.

Four major residential UK schemes are currently under development by Salboy's own construction company, DOMIS. Local Blackfriars recently completed in Q2 2019, whilst Local Crescent, Burlington Square and The Press are being built to the highest standards and are amongst Manchester's prime locations.

LOCAL
Crescent
SALFORD / MANCHESTER

联系人 / P: Mr. Kylin Qi 蔡林
电话 / T: +86 15001 908013
网站 / W: www.salboy.com.hk



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ENGEL & VÖLKERS®
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ANDREA NEEFF & ASSOCIATES REAL ESTATE GROUP

价格：500,000 – 4,000,000 美元

Price Range : USD 500,000 – 4,000,000



Andrea Neeff & Associates 房地产集团充满热情的专家团队会一步步地指导您购买魁北克蒙特利尔高端住宅地产。我们的总部位于皇家山区这一蒙特利尔最豪华的住宅社区之一，我们专攻市中心豪华公寓和最繁华地区的精品住宅。

我们的团队在加拿大社区和加拿大华裔社区都有广泛的人脉，这让我们在发现新兴房地产机遇方面具有巨大的竞争优势。

40 年的生活和工作让我们对蒙特利尔这座城市有着深入了解。而正是对这座城市和其房地产市场有着深入了解，我们才能专业地指导您在这座世界上最美丽、最具文化气息的城市之一进行成功且回报丰厚的投资。

今天就来见见我们的团队，开始我们的旅程吧。

The team of enthusiastic professionals at Andrea Neeff & Associates Real Estate Group will guide you and advise you every step of the way through the acquisition of high-end residential real estate in Montreal, Quebec. Based out of Town of Mount-Royal, one of the most luxurious residential communities in the city, we focus on both luxury downtown condos and exquisite residential homes in the most sought-after areas.

Our team is very well-connected within both the Canadian and Chinese-Canadian communities which gives us an edge over the competition when it comes to identifying emerging real estate opportunities.

Our knowledge of the entire city of Montreal has been built over 40 years of living and working in the city. It is this intimate knowledge of the city and its real estate market that allows us to expertly guide you to a successful and lucrative investment in one of the most beautiful and cultural cities of the world.

Come meet with the members of our team and begin the journey with us today.

联系人 / P: Mrs. Andrea Neeff
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ROYAL LEPAGE
TENDANCE
AGENCE IMMOBILIÈRE

ENGEL & VÖLKERS TREMBLANT

价格：300,000 - 800,000 美元

Price Range : USD 300,000 - 800,000



Tremblant 位于加拿大东海岸劳伦琴山脉的心腹地，是一个一年四季都开放的度假胜地和滑雪场，衷心欢迎家庭、情侣、朋友和旅行团前来游玩。

在雪花飘飘的冬季，Tremblant 度假村简直就是一个集滑雪场、精品店、餐厅和酒店于一身的人间仙境；这里十分适合家庭游玩，其内所有的设施都可以步行前往。如果您不想滑雪，这里还有很多活动可以让全家人乐在其中。Tremblant 度假村在夏季也是一个完美的度假胜地；湖边有沙滩和网球俱乐部可供游玩，引人入胜的大型活动、表演和庆祝活动层出不穷，贯穿整个夏季。

我们 Engel & Völkers 以超乎客户想象的热情、联合像 André Parisien 一样杰出的房地产专家，为来自全球各地的客户提供能满足所有需求的华丽地产，包括豪华套房、独特住宅、现代公寓、田园别墅和不同地块。欲知最新的房地产信息，请至 Engel & Völkers 的 C63 展位面见 André 和他的团队，或访问 andreparisien.evrealstate.com

Four-season holiday destination and ski resort, Tremblant welcomes families, couples, friends, and groups in the heart of the Laurentian mountains on the East coast of Canada.

During the snowy Winter months, Tremblant resort is a wonderland of ski slopes, boutiques, restaurants and hotels; all within easy walking distance in this family-friendly pedestrian resort. If you are not a skier, there are plenty of activities to keep the entire family busy. Tremblant resort is the perfect summer destination too; with a Beach and Tennis Club on the lake, and a spectacular lineup of events, shows and festivals taking place throughout the Summer season.

At Engel & Völkers our passion is exceeding client expectations, with exceptional real estate professionals like André Parisien serving clients across the globe to introduce you to a panoply of properties to suit your needs including luxurious suites, unique homes, modern condos, idyllic cottages and parcels of land. For the most current real estate opportunities, visit André and his team at the Engel & Völkers both number C63, or by email: andre.parisien@evrealstate.com.

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ENGEL & VÖLKERS
ANDRÉ PARISIEN

YOUR COMMUNITY ROYAL LEPAGE

价格：询价可知

Price Range : Available Upon Request



我叫 Nedal Abo Kasem
1986 年毕业于加拿大蒙特利尔
建筑技术专业。

在建筑、承包项目、室内设计、定制家居设计、市场营销、租赁经理、房地产开发、房地产销售等不同领域的管理岗位工作经验 30 年以上。

已获得的董事会和成员资格有：
加拿大房地产委员会。
安大略省房地产委员会。
多伦多房地产委员会。
渥太华房地产委员会

工作信息：
Your Community Royal Lepage. 9411 Jane Street,
Vaughan, L6a 4J3.

My name Nedal Abo Kasem
Graduated from Montreal – Canada 1986
Specialty Building Technology.

Experience more than 30 years in management positions in deferent fields:
Construction, Contracting, Interior Design, Custom Home Design, Marketing,
Leasing Manager, Real Estate Development, and Real Estate Sales.

Boards & Memberships: Member of:
Canada Real Estate Board.
Ontario Real Estate Board.
Toronto Real Estate Board.
Ottawa Real Estate Boards

Working information:
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CLEAR MOUNTAIN

价格：29,888,000 美元

Price Range : USD 29,888,000



拉巴斯为游客提供了许多休闲机会，其中包括世界一流的海滩，潜水，赏鲸之旅和钓鱼。众所周知，这座城市是北美任何主要城市中生活质量最高的城市之一。

拉巴斯正逐渐成为墨西哥的世界航海亿万富翁的藏身之地，这是拉巴斯通往科尔特斯海的通道，科尔特斯被联合国教科文组织保护的被称为“世界水族馆”的水域正吸引着一些世界上最大的超级游艇入驻。史蒂芬·斯皮尔伯格，大卫·格芬，拉里·埃里森，比尔和梅琳达·盖茨都有在拉巴斯码头停泊。

蓬塔布兰卡的项目占地 20 公顷（49.42 英亩），位于墨西哥最好的海滩 BALANDRA 附近。对于许多游客来说，BALANDRA 被认为是世界上最好的海滩。这里是浮潜，桨板，皮划艇或只是寻找贝壳的好地方。它晶莹剔透的碧绿海水和白色沙丘，衬托着红色的丘陵和仙人掌的沙漠背景，即使距离繁华的拉巴斯市仅 30 分钟路程，也让它感觉就像是一个偏僻而客流量少的海滩。

蓬塔布兰卡是第一个获准开发的豪华住宅项目，拥有 176 个住宅单元（范围从 450 到 1250 平方米），2 个公寓单元，2 个商业地段，1 个海滩俱乐部和 1 个俱乐部住屋。176 个单元中有 52 个拥有海景房，可看到科尔特斯海和 Espiritu Santo 岛，而海滨则超过 1.6 公里。

La Paz offers numerous recreational opportunities for tourists that include world class beaches, diving, whale watching, and sport fishing. The city is known to have one of the highest qualities of life of any major city in North America.

La Paz is evolving into Mexico's under-the-radar hideaway for the world's seafaring billionaires, it's La Paz's access to the Sea of Cortez, the UNESCO-protected waters referred to as "the aquarium of the world" by Jacques Cousteau, that is luring some of the world's largest superyachts. Steven Spielberg, David Geffen, Larry Ellison, Bill and Melinda Gates all dock or anchor at La Paz Marinas.

The property, Punta Blanca, is 20 hectares (49.42 Acres) lot located near by the very best beach of Mexico named BALANDRA. For many visitors BALANDRA is considered the best beach of the world. It is a great place to snorkel, paddle board, kayak or just seek seashells. Its crystal-clear turquoise waters and white sand dunes are set to a desert backdrop of red-hued hills and prickly cactus that making it feel like a remote, deserted beach even though it's only 30 minutes from the busy city of La Paz.

Punta Blanca is the first luxury residential project fully approved for development with 176 residential lots (ranging from 450 to 1250 square meters), 2 apartment lots, 2 commercial lots, 1 beach club and 1 club house. 52 out of the 176 lots have beach front to the Sea of Cortez and Espiritu Santo island with more than 1.6km of beach front.

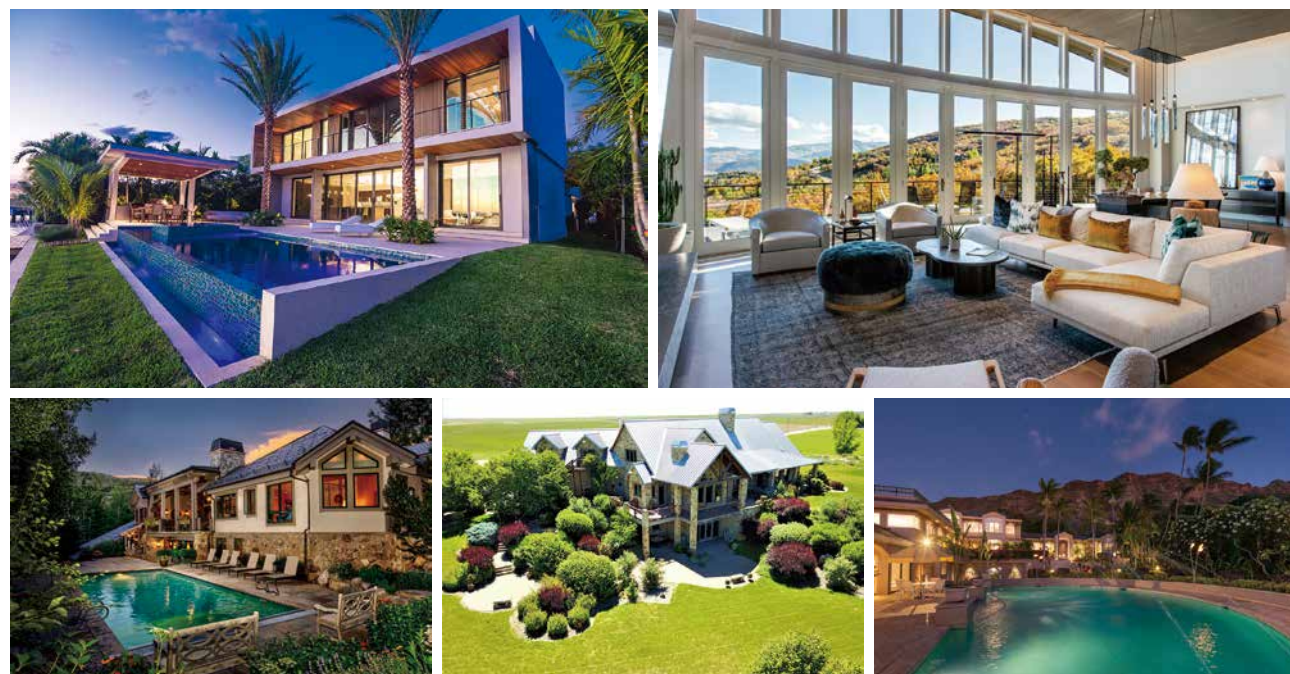
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BERKSHIRE HATHAWAY HOMESERVICES

价格：1,000,000 美元起

Price Range : From USD 1,000,000



Berkshire Hathaway HomeServices offers more than 50,000 network real estate professionals in 1,500 offices around the world. With its American footprint firmly planted, the network initiated global expansion in 2018 and now includes network members across Western Europe and Dubai, with additional members on the way in Asia, Australia, Europe and North America.

Berkshire Hathaway HomeServices shares the same core values as its parent company, Warren Buffett's Berkshire Hathaway Inc.: Trust, Integrity, Stability and Longevity. These values permeate our real estate brokerage franchise network and guide it in the service real estate clients in the U.S. and throughout the world.

Berkshire Hathaway Inc. Chairman and CEO Warren Buffett said this about the value of a home: "A home is one of the most important assets that most people will ever buy."

Homes are also where memories are made and you want to work with someone you can trust."

For Chinese real estate investors and home buyers, and everyone else ... Berkshire Hathaway HomeServices is "Good to Know."

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COLDWELL BANKER

价格：750,000 - 50,000,000 美元

Price Range : USD 750,000 - 50,000,000



Coldwell Banker 豪宅项目在 2017 年初以 Coldwell Banker 全球豪宅的名义重新启动，对以前的豪宅项目做出了重大改进，重点在于向全球讲述 Coldwell Banker 豪宅项目的故事。

Coldwell Banker 的豪宅项目可追溯至 Coldwell Banker 的 Previews International® 和 Previews® 项目，该项目自 1933 年以来一直是全球豪华地产领域的领导者。Coldwell Banker 国际豪宅专家团是 Coldwell Banker 组织内的一个独立团体，在该品牌旗下的全球独立经纪人中只占不到 10%。Coldwell Banker 旗下的经纪人和团队在 2018 年进行了大约 30,478 次 100 万美元以上房产的交易，平均售价为 190 万美元。

Coldwell Banker 在 100 万美元以上房产方面的日平均交易总额达大约 1.618 亿美元。Coldwell Banker、Coldwell Banker 商标、Coldwell Banker 全球豪宅和 Coldwell Banker 全球豪宅商标均为 Coldwell Banker 不动产有限责任公司拥有的注册商标。每家办事处都由我们独家拥有、独立运营。详情可见 ColdwellBankerLuxury.com。

The Coldwell Banker luxury program was re-launched in early 2017 under the name Coldwell Banker Global Luxury, with major enhancements to the luxury program with a keen focus on telling Coldwell Banker's luxury program story globally.

Coldwell Banker's luxury program legacy traces its roots to Coldwell Banker Previews International® and the Previews® program, a world leader in luxury real estate since 1933. Coldwell Banker Global Luxury Property Specialists are an exclusive group within the Coldwell Banker organization, making up under 10 percent of independent agents affiliated with the brand worldwide. Coldwell Banker affiliated agents and teams conducted approximately 30,478 transaction sides of homes priced at \$1 million-plus or more in 2018, with an average sales price of \$1.9 million.

On average, the Coldwell Banker brand handles approximately \$161.8 million in million-plus homes each day. Coldwell Banker, the Coldwell Banker logo, Coldwell Banker Global Luxury and the Coldwell Banker Global Luxury logo are registered mark owned by Coldwell Banker Real Estate, LLC. Each office is independently owned and operated. Visit ColdwellBankerLuxury.com.



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网站 / W: www.coldwellbankerluxury.com

DELEON REALTY, INC.

价格: 3,000,000 - 40,000,000 美元

Price Range : USD 3,000,000 - 40,000,000



德立昂地产公司由肯·德立昂 (Ken DeLeon) 创立，公司设立在美国加州硅谷诞生地帕罗阿托市 (Palo Alto)。根据 2019 年《华尔街时报》公布的全美房地产数据公司真趋势 (RealTrends, Inc.) 的排名，德立昂地产以 2018 年超过 \$8.5 亿美金的代理销售量，当之无愧的成为了全美 #1 房地产代理团队。此外，德立昂地产公司法律事务顾问兼首席执行官迈克·雷普卡 (Michael Repka) 有着超过 15 年税务及房地产领域的经验。再加上拥有 50 多位中、西方精英的德立昂团队做后盾，您可以说是兼有东西方之长，成功在望。

我们的一站式服务亮点还包括：

1. 奔驰豪华专车看房服务
2. 空中看房服务
3. 协助贷款服务
4. 税务及产权义务咨询服务
5. 购房后一条龙服务 (室内设计咨询、维修工服务、建筑咨询、特许供应商优惠协议价等)

DeLeon Realty, Inc. is an innovative Silicon Valley-based real estate company that is home to one of the United States' top Realtors®, Ken DeLeon, and his specialized team. Our company has revolutionized the home-selling process by offering the most comprehensive suite of services in real estate, including attorneys, licensed contractors, interior designers, and an in-house marketing team. DeLeon Realty's buyer specialists are experienced, highly educated, and skilled in knowledge of their respective regions. The DeLeon Team is ranked #1 in the United States (per Wall Street Journal/REAL Trends 2019 Team Volume). Dedication to delivering exceptional service is at the core of our commitment to our clients.

We specialize in high-end luxury properties, including two of the most magnificent homes currently available in the Bay Area: 27500 La Vida Real in Los Altos Hills, CA an extraordinary estate with flawless craftsmanship and every conceivable amenity, and 369 Churchill Avenue in Palo Alto, CA which combines old-world style and modern sophistication in a prestigious neighborhood. Meet with us to experience Silicon Valley real estate at its best. For more information, please visit www.DeLeonRealty.com.

deleon
P L A T I N U M

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网站 / W: www.deleonrealty.com



42 Lower Village Gate, Toronto \$2,475,000 USD

Luxury in coveted Lower Village Gate! Approx 3300 sf, spacious front patio w/o from kitchen, rare w/o to lower level patio! Garage entrance, upper hall skylight, herringbone hardwood, floor to ceiling windows overlooking ravine. Outdoor pool, gated community w/24 hr gatehouse, steps to Forest Hill Village shops, subway.

Lower Village Gate之奢华生活令人垂涎！占地约3300平方英尺，从厨房即可步入宽敞前庭，以及通往罕有的低层露台！车库入口、上层大厅天窗、人字形铺设硬木地板，落地窗可俯瞰峡谷景观。室外游泳池、24小时门卫封闭社区，信步可达森林山村商店的及地铁。

Barbara Banks
SALES REPRESENTATIVE

HARVEY KALLES
REAL ESTATE LTD., BROKERAGE

Ms Barbara Banks – Sales Representative + 1 (416) 858 – 8346 –
bbanks@rogers.com – harveykalles.com/agent/barbara-banks/

EXP REALTY JAMES SHEA

价格 : 500,000 - 2,000,000 美元

Price Range : USD 500,000 - 2,000,000



这栋海滨房屋项目可欣赏到壮阔的海滨景观。这是一个度假、投资或居住的经济适用房。位于美国东北部的单户住宅、多户住宅或豪华联排别墅，经由 EXP Realty 关联全美。我们首屈一指的商业模式正在颠覆影响着整个行业，我们的增长速度在该领域已成为其中最快的之一。

EXP Realty 是虚拟经纪概念的创新者，与我们的支持性领导关系和尖端技术相结合，这使我们成为行业内显而易见的最佳选择。我们已经实现并将继续实现我们的目标，以帮助您来实现您的目标。在这个繁忙和竞争激烈的房地产市场，我们有着丰富的经验和创新精神。请您深吸一口气，在改变人生的置业过程中做出一个平静的决定。无论您是初次投资还是经验丰富的投资者，我们为您提供无限选择。让我们一起启程去实现它吧。

Waterfront property with oceanfront views. Affordable homes for vacation, investment or to live. Single family homes, multi-family homes or luxury townhomes located in the Northeastern part and affiliated with all of the United States through EXP Realty. Our premiere business model is disrupting the industry and our growth is one of the fastest in the field.

EXP Realty is an innovator in the virtual brokerage concept and collaborated with our supportive leadership and cutting edge technology this makes us the obvious choice. We have met and are continuing to meet our goals so let us help you meet yours.

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PREMIERE PLUS REALTY, CO.

价格 : 询价可知

Price Range : Available Upon Request



街区里的超精致房产，近日被评为全美第一！这是因为 它位于佛罗里达州那不勒斯市大学区，毗邻墨西哥湾，地块合适，附近还有 Mercato 餐厅和丽思卡尔顿酒店！

当传统遇到变迁 该住宅一直被精心维护，刚完成全面翻修，2019 年 5 月才换上全新的屋顶！步入您的私人绿洲，这里有一个超大泳池、两个独立遮阳棚，还有一个瀑布水疗供您享受！

瑰丽花草不仅环绕着庭院泳池，也铺满了通往精致寓所内的小路！泳池边上有间一居室小屋，内有起居室和厨房。主屋内有一个顶级电影院、正式的客厅和餐厅、书房、休闲娱乐室、楼上还有大备用房以及私人健身房和会议室！

一楼还有 5 间带卫浴的卧室，屋后还有间一居室公寓，为您的保姆或亲戚提供完全的隐私环境！当然也可用于出租！该住宅不容错过！

Absolutely exquisite estate home located in the neighborhood that was just rated #1 overall in the USA! Reason being....located in Naples FL., proximity to the Gulf, Great School District, size of the Lots and the proximity to the Mercato and Ritz Carlton!

Where Traditional meets Transitional....this home has been meticulously maintained and just had a complete overhaul including a brand new roof that was completed in May of 2019! Enter into your own private oasis where an oversized pool area with 2 separate large sun shelves and a waterfall spa await you!

Gorgeous plants and flowers surround the courtyard pool area on the way to your interior entrance of this exquisite home! Along the pool area is a 1 bedroom cabana complete with living room and kitchen. The main home offers a state of the art movie theatre, formal living and dining room, den, casual family room, large bonus room upstairs along with your own private fitness studio and boardroom!

5 ensuite bedrooms are on the first floor with a 1 Bedroom Apartment attached to the back of the house for your Nanny or In laws to have complete privacy! Also could be income producing! This home is truly one not to be missed!



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residential/3155713#p1

TROON PACIFIC

价格：询价可知

Price Range : Available upon request



Troon Pacific 有限公司位于旧金山，是一家豪华住宅开发商，为旧金山最受欢迎的社区设计过众多奢华美宅。这些专属住宅的所在地同样吸引着科技巨头和精英人士。

Troon Pacific 住宅令人惊叹、独一无二，内有最先进的娱乐系统和安全系统。所有住宅的独特设计均采用了最精致的设施和最尖端的技术。

Troon Pacific 也经常在《华尔街日报》、《福布斯》、《富甲天下》、《南华早报》以及《创意家居》和《城里城外》等报刊杂志中亮相。Troon Pacific 同时也是一家房地产投资管理公司，一直在为客户带来丰厚的回报。

Troon Pacific 住宅特色：

- 纵览金门大桥、城市天际线等旧金山的标志性景观
- 配备豪华设施，如温泉、美术馆、电梯、游泳池等等
- 毗邻顶尖的私立学校
- 房产位置风水极佳
- 配有先进的技术和安全系统
- 配有空气和水过滤系统
- LEED（能源与环境设计先锋体系）白金认证
- 户外景色美不胜收

Troon Pacific, Inc. is a San Francisco-based luxury home developer that designs luxurious, lavish homes in San Francisco's most desirable neighborhoods. These exclusive homes are located in neighborhoods which draw tech titans and the elite.

Troon Pacific homes are spectacular one of a kind properties, featuring state of the art entertainment and security systems. They are uniquely designed with the most sophisticated amenities and leading-edge technologies.

Troon Pacific is mentioned regularly in publications like The Wall Street Journal, Forbes, Apex Manual, South China Morning Post, as well as Dwell and Town and Country magazines. Troon Pacific also operates as a real estate investment manager and has consistently yielded strong returns.

Troon Pacific homes feature:

- Iconic views of San Francisco from the Golden Gate Bridge to the city skyline
- Luxury amenities including spas, art galleries, elevators, pools, and more
- Proximity to top-notch private schools
- Property addresses have lucky Feng Shui
- Advanced technology and security systems
- Air and water filtration systems
- LEED Platinum-certification
- Beautiful outdoor living spaces

网站 / W: www.TroonPacific.com
www.Residence950.com
www.Residence2646.com
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TURNKEY REAL ESTATE COMMERCIAL INVESTMENT SOLUTIONS

价格：1,000,000 美元起

Price Range : From USD 1,000,000 and up



我们是代表买家的代理。我们帮助房地产买家和投资者在美国市场上寻找具有升值潜力和健康现金流的商业地产。我们可以为您的新投资节省了时间和金钱。

作为您的代理商，我们会在整个购买过程中为您提供全方位的指导和专业知识。我们随时欢迎您提出任何问题或疑虑。以下是我们为您提供的一些服务：

- 具备找到最合适房产的专业知识和经验
- 代表您来准备和商谈报价
- 关于房产项目的所有尽职调查
- 推荐合适的专业人士，并监督购买过程中的每一步，以便于加快交易的成功（房产检查员，抵押贷款人，房产法务代理人，房产经理，会计）
- 每月整理报告物业现况
- 定制税收策略，使潜在利润最大化

我们不接受卖家的推介，因此我们没有向您推荐指定房产的压力，我们为您工作，只给您介绍那些真正适合您投资需要和要求的房产。我们在法律上有义务帮助买家，并有义务为他们获得最大利益而努力。

我们的竞争优势是确保您能以最合适的价格找到最满意房产的。避免付出昂贵的错误，我们为您的投资保驾护航。

We are Buyer's agents. We help Real Estate buyers and investors navigate the United States' market in search of commercial properties that have appreciation potential and healthy cash flow. We save you time and money on the road to your new investment.

As your agent, we guide you and provide expertise through the buying process. We are always at your disposal for any questions or concerns. Here are some of the services we offer you:

- Knowledge and experience to find the right property
- Prepare and negotiate offer on your behalf
- Due Diligence of the property
- Recommend the right professionals and supervise each step of the buying process to expedite a successful transaction (Property Inspector, Mortgage Lender, Real Estate Attorney, Property Manager, Accountant)
- Monthly reporting of property's performance
- Customized Tax strategy to maximize profit potential

We don't accept sellers' listings. We work for you and have no incentive to show you particular properties, only those that best suit your investment needs and requirements. We are legally bound to help buyers, and have a fiduciary duty to work in their best interest.

We are your competitive advantage to find the right property, at the right price. Avoid expensive mistakes, protect your investment

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WILKINSON PROPERTY MANAGEMENT

价格：询价可知

Price Range : Available Upon Request



HomeFirst Realty, Inc. 和 Wilkinson PM, Inc. 在弗吉尼亚州北部、哥伦比亚地区和马里兰州南部提供专业的房地产服务和房产管理。

位于这一大片区域的中心地带，我们经验丰富的经理人拥有特定的地理区域，以最大限度地、有效地照顾您的房屋。

我们的使命是为客户提供专业的、具有成本效益的管理和销售服务，以正确的方式保护我们的客户，提高他们的投资价值，帮助他们实现财务目标。无论您是拥有多个投资房产项目，还是一个正在转让一段时间的房主，我们公司都会确保您的房屋得到良好维护，您的资金得到保障。

我们是最有经验的房产项目经理，而不是单纯的收租人。我们所做的一切都是为了让您的利润最大化，从安置租户到维护您的房屋。

我们是家族企业，运营超过 30 载，管理着 750 多个房产单元。

HomeFirst Realty, Inc. and Wilkinson PM, Inc. provide professional real estate services and property management throughout Northern Virginia, District of Columbia and Southern Maryland.

Centrally located within this large area, our managers have a specific geographic territory to maximize their effective care of your home.

Our mission is to provide professional and cost effective management and sales services the proper way to protect our clients, to enhance the value of their investment and to help them achieve their financial goals. Whether you own several investment properties or are a homeowner being transferred for a period of time, our company ensures that your home is well maintained and your funds are safeguarded.

We are the most experienced property manager, and much more than just rent collectors. Everything we do goes above and beyond to maximize your profit, from placing tenants to the maintenance of your property.

We are family owned and operated, in business for over 30 years and have over 750 units under management.



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LIVE
LIFE AT ITS
PEAK
IN SRI LANKA

Sri Lanka-China relations continue to grow with the addition of the 269-hectare reclaimed land project - "Colombo Port City", making it South Asia's commercial hub.

With the addition of Port City, real estate in Sri Lanka is expected to offer increasingly higher capital gains and potential rental yields.

Capitol TwinPeaks features views of the Beira Lake, cityscape & Indian Ocean. As a 50-storey, twin tower apartment located in Colombo's trendiest neighbourhood within walking distance of the Port City, the project offers 2, 3 4 & 5 bedroom apartments.

Architects - renowned Singaporean Group P&T. Design & build by Sanken - one of Sri Lanka's leading Construction Companies, present across 3 continents & 12 countries.

Enquire now on +94 770 788 788



Capitol TwinPeaks 的公寓项目位于斯里兰卡的科伦坡市，它距离“斯里兰卡和中国联营的填海港口城市”步行即可到达。这项目的预计在 2020 年 12 月竣工。

您只要投资一套2室、3室、4室或者是5室的，俯瞰极具异国情调的贝拉湖的公寓，当投资成熟时，您就能收获高额的资产增值以及租金收益。

这个项目由斯里兰卡杰出的建筑承包商 Sanken 公司建造，Sanken 公司业务遍及3大洲和12个国家。



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游艇界的王者

—— 法拉帝集团

总部设在意大利弗利的法拉帝集团是世界豪华动力游艇和休闲船舶在设计 and 制造领域的领导者之一，产品长度在 8 米到 90 米之间，旗下拥有全球极负盛名、各具特色又优势互补的多个品牌：Ferretti Yachts、Riva、Pershing、Itama、Mochi Craft、CRN、Custom Line 和 Wally。

通过旗下八大品牌可以追溯到 170 多年的历史，集团继承了意大利乃至国际上最优秀的航海传统。集团 2019 年的员工人数超过 1500 人，其中在意大利工作的有 1400 多人，当年总收入达到 6.91 亿欧元，与 2018 年相比增长了 20%。

在首席执行官 Alberto Galassi 的领导下，法拉帝集团除欧洲以外，还通过美国子公司——法拉帝集团美国有限公司，管理北美地区的销售中心和经销商网络，专注于集团产品在北美市场的营销；在亚洲建立了位于香港的子公司——法拉帝集团亚太有限公司，以及位于上海的代表处及展厅。

在最新的三年计划（2019-2021）中，集团计划开发出 13 个 30 米以上的新项目，以及大型和超级游艇领域的 66 款新船型。

法拉帝集团的游艇品种繁多，包括飞桥、快艇、开放式、酷派式、龙虾艇、大型游艇和巨艇等，但相同之处在于它们都是结合创新美学和实用方案，并同众多享有国际声誉的建筑师和设计师紧密合作的产物：包括 Antonio Citterio 和 Patricia Viel、Filippo Salvetti、与 Alessandro Nazareth 共同创建 Vallicelli 设计工作室的 Andrea Vallicelli、与 Sergio Beretta 共同创建意大利设计工作室（Officina Italiana Design）的 Mauro Micheli、Zuccon 国际项目工作室创始人 Gianni Zuccon、Fulvio De Simoni 公司灵魂 Fulvio De Simoni、以及 Francesco Paszkowski 设计工作室、Nuvolari Lenard、Studio Sessa 和 Lebanov 设计工作室。

正因如此，法拉帝集团的游艇以高品质、安全性及杰出航海性能所著称，同时其独特的设计和永恒的魅力，令其在全球范围卓尔不群。

船厂

法拉帝集团在意大利共有六家船厂，总面积达到 24 万平方米，其中包括 99000 平方米的室内厂房。

- 弗利 (Forlì)：主要建造 45 尺到 75 尺的 Ferretti Yachts、Itama、Mochi Craft 和 Wally 游艇；
- 萨尔尼科 (Sarnico)：主要建造 27 尺到 66 尺的 Riva 游艇；
- 拉斯佩齐亚 (La Spezia)：主要建造 66 尺到 110 尺的 Riva 游艇；
- 卡托利卡 (Cattolica)：主要建造 75 尺到 96 尺的 Ferretti Yachts 游艇；
- 蒙多尔福 (Mondolfo)：主要建造 Pershing 和 Itama 游艇；
- 安科纳 (Ancona)：主要建造 CRN、Riva 超级游艇部、Pershing 品牌的钢铝材质超级游艇、以及 Custom Line 品牌全系列玻璃钢游艇。



安科纳超级游艇基地



蒙多尔福船厂



萨尔尼科船厂



法拉帝游艇（Ferretti Yachts）：

集团中具有历史意义的品牌，成立于 1968 年，生产 50 尺到 100 尺（15-30 米）的玻璃钢飞桥式游艇，以上层开放式甲板和室内外两套操控台为主要特征。船厂设在弗利和卡托利卡总部，后者于 2001 年投产。



丽娃（Riva）：

1842 年创立，2000 年加入法拉帝集团，是全球最知名的豪华玻璃钢游艇制造商之一，生产 27 尺到 110 尺（9-34 米）的开放式、飞桥式和酷派式游艇。2014 年，丽娃增设了 50 米到 100 米长的钢铝材质全定制游艇系列，称为丽娃超级游艇部。21 米以下的丽娃游艇在伊塞奥湖（Lake Iseo）畔的萨尔尼科老船厂建造。更大的型号则在拉斯佩齐亚船厂建造。全定制系列在安科纳船厂建造。

博星（Pershing）：

1985 年创立，1998 年加入 法拉帝 集团，是全球开放式和酷派式高性能玻璃钢游艇的顶尖品牌之一，生产 50 尺到 140 尺（15-43 米）的高速艇。基地位于非常现代化的蒙多尔福船厂。新旗舰 Pershing 140 在安科纳超级游艇基地建造。



意达马（Itama）：

1969 年创立，是意大利造船业的历史性品牌，世界最著名的玻璃钢开放式游艇品牌之一，船长 45 尺到 75 尺（14-24 米），以露天驾驶台和经典船体造型为独特标志，航速可达 34-50 节。意达马游艇在弗利和蒙多尔福船厂建造。



Mochi Craft:

2001 年加入 法拉帝 集团，自 2003 年起设计和生产 13-23 米的玻璃钢豪华游艇——海豚滑航系列拥有 4 款龙虾艇，融合了新英格兰传统捕龙虾渔船的外形与现代的意式设计及布局。Mochi Craft 龙虾艇在弗利船厂建造。



CRN:

1963 年成立，全名为 Costru-zioni e Riparazioni Navali S.r.l.，1999 年加入 法拉帝 集团，主要生产 45-90 米的全定制钢铝材质排水型巨艇。全部产品在安科纳超级游艇基地建造。



定制法拉帝（Custom Line）：

成立于 1996 年，产品分为两个截然不同的玻璃钢游艇系列：30-38 米的滑航系列（106’ 和 120’ ）、以及天梭半排水系列：30、33、37 和 42，后者适合更远程的航行。定制法拉帝的全系列游艇在安科纳超级游艇基地建造。

沃利（Wally）：

由 Luca Bassani 创 建 于 1994 年，2019 年成为 法拉帝 集团旗下品牌。沃利为休闲游艇业带来了豪华游艇的全新概念和设计，从帆船开始，然后拓展到动力艇。今日，沃利共有三条独树一帜的产品线：帆船、动力艇和排水型游艇。



法拉帝公务舰艇部 (FSD)

法拉帝公务舰艇部，简称 FSD，是 法拉帝 集团于 2016 年 2 月组建的业务部门，专为特定客户设计、开发和建造拥有最先进技术的船舶平台，其主要参数和目标是为了满足客户完成安防、巡逻、国际或本土水域和海岸线的防卫等各领域任务的需求。

凭借集团在意大利境内六家船厂的强大产能，加上集团上乘的工程技术，足以保证 FSD 公务舰艇部开发出适合广泛用途的各类专业船舶，按船体可分为滑航型或排水型，按材料可分为复合材料、不锈钢或铝合金。无与伦比的高品质专有技术将帮助机关客户出色完成搜救、巡逻和监控等多方面任务。

法拉帝 150 型:

战艇长 16.2 米，重 22 吨，两台 800 马力发动机可以将航速轻松推到 45 节以上。如升级到两台 1200 马力发动机则可以达到 50 节极速。该船最多可搭载 3 名船员和最多 22 名执勤人员。

法拉帝 195 型:

高速巡逻船，该艇全长 20 米，重 36 吨，航程 500 多海里，极速超过 50 节。该船配备的是两台 1900 马力发动机。

法拉帝 350 型:

长 35 米，重 125 吨，是在 FSD 最强悍的平台上开发的产品，配备两台 3700 马力发动机，极速超过 45 节，CODAG 柴油 / 汽油混合动力版本更能突破 55 节。该船可以搭载 20 位执勤人员和 4 名船员。

世纪传奇

——丽娃品牌故事

一部当代传奇

丽娃游艇迷人风度的秘密隐藏在其始终如一、独具匠心的超凡造诣之中。

1842 年，伊塞奥湖上，一场突如其来的风暴摧毁了捕鱼船队。所幸，一位年轻的造船师创造了奇迹，修复了大部分船只，赢得了当地居民的尊重和钦佩。

这位年轻人就是 Pietro Riva 先生，自此，丽娃游艇的传奇诞生了。在来到萨尔尼科小镇的那一刻，Pietro Riva 先生就成为了命运的主人。他在这里创办了自己的船厂并推出了第一批丽娃游艇，很快就以其典雅和个性脱颖而出。

丽娃迅速赢得了良好的声望，Pietro 先生的儿子 Ernesto 子承父业，带领船厂继续蓬勃发展，并引进了内燃机等先进技术。

此时，湖面上大型客货船的时代已经来临。



一战结束后，公司掌门人 Serafino Riva 先生将船厂的知名产品打造成真正的品牌，在游艇发展史上留下了浓墨重彩的一笔。产品从运输工具转向动力艇，当时该领域还处于发展初期。

上世纪 20 年代末 30 年代初，丽娃赛艇在国内外多项比赛中打破纪录，取得了无数胜绩。

上世纪 50 年代是 Carlo Riva 先生的时代，他的才华和激情使品牌成为游艇界最耀眼的新星之一，丽娃游艇成为同时代名流巨贾的梦想，占据了设计品位和生活方式的当红地位。意大利工业革命的十年间，以工程师头衔为荣的 Carlo Riva 牢牢抓住了主流精神——“速度神话”，打造出一系列设计独到的木质快艇。

1956 年，他开始与船舶设计建筑师 Giorgio Barilani 合作。

1962 年 11 月，一个奇迹诞生了：她就是 Aquarama。充满魔力的线条和不可抗拒的魅力使她一跃成为经典——丽娃品牌的象征，被称为最棒的“那艘船”，名副其实的“品牌中的品牌”。

1969 年，丽娃传奇历史中的又一座里程碑出现了：船厂开始建造玻璃钢游艇。首批两款游艇分别是日用快艇 Bahia Mar 20' 和客舱快艇 Sport Fisherman 25'。此后的 30 多年，丽娃陆续开发了更多款式的玻璃钢游艇，St. Tropez 和第一款大尺寸客舱快艇 Superamerica 便是个中翘楚。虽然玻璃钢游艇获得了成功，丽娃木质快艇的生产仍然持续到 1996 年。最后一艘 Aquarama Special 游艇就是在那一年出厂的，船体编号 784。

受到工会动荡氛围的困扰，Carlo Riva 于 1969 年 9 月将船厂卖给了美国 Whittaker 公司，但他仍保留了董事会主席和总经理的职务。1971 年 7 月他将这两个职务交由妹夫 Gino Gervasoni 担任，俩人从 1950 年便已是合作伙伴。

1989 年，丽娃公司被英国 Vickers 集团收购一年后，Gervasoni 离开了他工作 41 年的船厂，从此 Riva 家族的时代落下了帷幕。1991 年日内瓦船展上，丽娃 58' Bahamas 亮相，这是由 Mauro Micheli 设计的首款丽娃游艇。



今时今日 如今的丽娃

2000 年 5 月，法拉帝集团收购了丽娃船厂，引领品牌重回国际游艇业的先锋地位，成为意大利豪华游艇的公认典范。这场美妙旅程源自集团工程部的专业知识和设计师 Mauro Micheli 的艺术敏感性。Mauro Micheli 和 Sergio Beretta 联合创办了意大利设计工作室 (Officina Italiana Design)，独家设计所有的丽娃系列游艇。

同年 Aquariva 下水，在它 33 英尺长的身躯内，包含着丽娃新一代产品的品牌 DNA——独特、创新和鲜明风格，都集中在这款于工程、可靠性和性能表现方面都堪称革命性的产品中。

2012 年，法拉帝集团宣布了新的股东：中国山东重工集团（潍柴集团）。这是一家真正的工业巨头，是全球汽车、商用车和工程机械行业首屈一指的企业集团之一。潍柴的实力和战略愿景使丽娃实现了又一次飞跃，保障了品牌项目和资源的长期规划发展。

2014 年，全新的丽娃超级游艇部建立，标志着品牌重返巨型游艇领域。受 Carlo Riva 先生的启发，丽娃向实现轻合金排水型超级游艇的梦想迈进。他的雄心和天才促使他开拓了新视野。在上世纪 60-70 年代，他打造了著名的 Caravelle（快帆）和 Atlantic（大西洋）系列超级游艇。从 1970 年至 1978 年，Marco Polo（马可波罗）系列推出了六艘 20 多米长的动力艇，此外船厂还建造了两艘分别长 90 英尺和 100 英尺的 Vespucci（韦斯普奇）游艇。

萨尔尼科的丽娃船厂：跨越时代的造船厂

1842 年，在弗朗恰柯塔地区深处的萨尔尼科（邻近贝加莫），一家船厂创建于伊塞奥湖畔。时至今日，您来此地，仍能强烈感受到丽娃品牌的脉搏。这里是品牌故事的开始与延续之地——从过去的传奇木船到现在 27 至 68 英尺长的豪华游艇。

船厂的灵魂是 Carlo Riva 先生的办公室，被称为“舵手室 (La Plancia)” ，从风格到功能性设计都是 Carlo Riva 先生的心血结晶，从厂房向湖面延伸的悬空拱顶跨度 40 米，底下由两根立柱支撑，它们同时还支撑着两台能够起吊 20 吨船只的起重机。

从湖对岸就可以看到这一建筑杰作。这里连同整个船厂均被官方纳入环境资产保护范围。船厂占地面积约 3.6 万平米，其中建筑面积约 1.7 万平米，拥有 10 个泊位、两台旋臂起重机、4 间喷漆房和一辆用于搬运船只成品和其他大型物件的 50 吨电动吊车。



拉斯佩齐亚的丽娃船厂：未来已来

拉斯佩齐亚的生产基地是丽娃品牌重要的战略和工业枢纽。

该船厂于 2004 年投产，旨在扩大原有产品线，现已成为法拉帝集团在利古里亚和第勒尼安海流域的技术、后勤和销售中心。

船厂总占地面积逾 6 万平米，其中建筑面积 1.3 万平米，包括厂房、办公室和总长度约 400 米的码头岸线，配有 300 吨级的移动吊车。

以最先进的生产技术理念为基础，打造范围最广的游艇型号——从 76 英尺到 110 英尺——这里是法拉帝集团最大的游艇检测、下水和交付中心，集团旗下所有品牌的船东均可在此享受技术和码头服务。



安科纳的丽娃船厂：丽娃超级游艇部之家

安科纳船厂占地面积近 8 万平米（其中建筑面积占三分之一），是欧洲最大的造船厂之一。丽娃超级游艇部的工程师和设计师团队在此扎根，与意大利设计工作室 (Officina Italiana Design) 的设计师 Mauro Micheli 及其同事紧密合作。

该船厂主要建造四款游艇平台，长度分别是 50、60、70 和 90 米。这就是丽娃 50 米游艇诞生的地方，她是钢铝合金打造的海上巨头，是先进科技和精致细节融合的杰作，处处彰显品牌精神。



今时今日 生活方式

丽娃游艇：从 8 米到 50 米的极致诱惑
丽娃是享誉全球的著名游艇品牌：当电影电视中出现一艘船艇的画面，无论是经典还是现代风格，都有很大的可能是一艘丽娃。

从 8 米长的 Iseo（伊赛奥）到轻合金的巨型游艇，所有工艺细节都无可挑剔，这是一个多世纪以来的经验结晶，其辉煌的意大利工艺传统与尖端技术相得益彰。丽娃游艇是风尚的象征，精选上等的桃花心木，并提供各式色泽和纹理。

举例来说，丽娃世代传承的专业技艺还有木料的上漆和抛光。遵循 Carlo Riva 当年的原创方案，手工精心涂刷 24 层漆料，既保护木材免受海水侵蚀，也为木质表面留下了完美光泽。同样地，船上的每一颗十字螺钉都保持方向一致，螺帽则漆上与船身相同的颜色。

丽娃产品系列拥有各种尺寸和类型，其中玻璃钢打造的游艇从 8 米至 34 米不等，分为开放式、酷派式和飞桥式等不同款式。

此外，全新的丽娃超级游艇部在安科纳设有专属团队，负责设计、开发和建造 50 米至 90 米长的排水型巨型游艇。

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ABOUT

Crown Canyon, a secluded hidden gem surrounded by the Phoenix Mountain Preserve evokes the silhouette of a crown with its majestic ridges and peaks. This amazing architectural symphony is being brought to life by an internationally awarded builder and architect team.

While there are many beautiful desert communities in the Valley of the Sun, Crown Canyon's hillside location sets it above all others. The peace, solitude and tranquility of the community provide the illusion that one is far removed from the hustle and bustle of the nation's fifth largest city. However, this stunning enclave is located less than 10 minutes from the Valley's premier financial, entertainment and shopping districts. Phoenix Sky Harbor International Airport and Scottsdale Executive Airport are both only 10 miles away.

America One Luxury Real Estate, trusted and established since 1988 in Arizona, is a Scottsdale based luxury boutique brokerage that focuses on high end residential developments and sales in the most prestigious locations in Phoenix, Scottsdale and Paradise Valley. The owners Maximilian de Melo and Patrick Niederdrenk are Managing Partners, Exclusive Agents and part of the Development Team of Crown Canyon.



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CARLO RIVA (1922–2017) 意大利航海先驱

1922年2月24日，Carlo Riva 诞生于萨尔尼科 (Sarnico)，恰逢动力艇的黄金时期和运动快艇建造的初期。

1954年，Carlo Riva 采用现代化生产模式建立丽娃新船厂。同时，他将船艇理念从交通工具转变为豪华的休闲生活方式，并以此创造了一系列具备独特外形和实质、兼优雅和细节关注于一身的艺术品。

Carlo Riva 的现代意识和创新精神不仅体现在他建造的游艇中，更在于他全面的创业远见，认识到品牌形象和市场公关的重要性。

1957年，预见到船东们的需求，Carlo Riva 创建了丽娃船艇服务中心 (Riva Boat Service)，为船东们提供技术和销售支援。第一家服务中心便是位于萨尔尼科 (Sarnico) 著名的 R.A.M.，两年后位于蒙特卡洛的摩纳哥船艇服务中心 (Monaco Boat Service) 成立，乃至以后在世界各地陆续设立的更多服务点。

Carlo Riva 持续不断地投入对创新材料的研发。上世纪60年代，他将船体材料从船用胶合板改为玻璃纤维，这一技术新发现堪称休闲游艇建造史上的一座里程碑。

1972年离开船厂后，他投入到位于拉帕洛 (Rapallo) 的国际旅游港项目 (Porto Turistico Internazionale) 中。1975年7月25日，该项目完全拨归他所有和管理。

1988年，Carlo Riva 被意大利游艇协会 (UCINA) 授予“航海先驱 (Pioneer of Navigation)”的头衔。2005年摩纳哥阿尔贝亲王将“海之子 (Personnalité de la Mer)”的荣誉称号颁发给 Carlo Riva。

2017年4月10日以来，全球游艇界都因为这位风尚和优雅大师的离世而悲痛，他是一位伟人，他将家族姓氏化为一代传奇，将一个品牌升华为游艇的代名词。

以下游艇型号介绍，仅供参考和选择：

OPEN 开放式

ISEO (伊赛奥) 为您量身打造的瑰宝

Iseo (伊赛奥)——这艘精巧的8米游艇，以丽娃传奇源起的湖泊命名，具有前所未有的现代感。她沿袭了丽娃的标志性风格，线条流畅，外观诱人，同时融入前沿科技。这场传统与创新的联姻无疑令人沉醉。这件精彩绝伦的作品蕴含非凡的多功能活力。无论是用于湖泊揽胜还是作为您超艇的附属接驳艇，Iseo 都能从容应对各种挑战。她也极易运输，令您随心所欲地享受她带来的极致舒适的陪伴。

AQUARIVA SUPER (超级出水丽娃) 传奇航迹的杰作

Aquariva Super (超级出水丽娃) 的诞生就是为了讲述一个传奇的故事，而她始终以迷人的风度完成这一使命。作为早先的明星游艇 Aquarama (出水拉玛) 的新世纪传承，Aquariva Super 延续了经典款的永恒魅力，并通过尖端科技注入了新鲜的当代风格。她温文尔雅，优雅的线条继续着诱惑的游戏，如同她的前辈曾经令影星碧姬·芭铎和索菲娅·罗兰如痴如醉。精致考究的配件和细节赋予她无与伦比的舒适与典雅，为您打造别具一格的巡航体验。

56' RIVALE (对手) 卓越典范

集豪放与婉约于一身，56' Rivale (对手) 是一款无与伦比的开放式游艇，别出心裁的设计充满活力与动感。作为意大利设计工作室 (Officina Italiana Design) 与法拉帝集团工程部通力合作的成果，她是丽娃立于游艇界巅峰的所有品质的升华。绝伦的艺术、精湛的工艺和顶尖的技术汇聚在一艘游艇上，令人叹为观止。无论是享受水上假期，还是通过一场难忘的巡游来品味丽娃传奇，她都是完美的选择。

RIVAMARE (丽娃魅迹) 美梦成真

Rivamare (丽娃魅迹) 是丽娃皇冠上的一颗明珠，与包括 Aquariva Super 和 Aquarama 在内的品牌其它杰作并肩闪耀。凭借蜿蜒流畅的线条，这项工程和设计上的壮举融合了传奇、现代和纯粹的格调，一眼望去就充满诱惑与动感。Rivamare 自豪地延续了 Carlo Riva 先生的梦想：建造无与伦比的漂亮船艇。

76' BAHAMAS (巴哈马) 难以言表

Bahamas (巴哈马) 这个名字一直是丽娃故事的一部分。它唤起了人们驾乘梦想之船探寻天堂岛屿的异国情怀。

76' Bahamas 背后的灵感植根于打造第二款敞篷硬顶游艇的计划，完美融合了经典设计的魅力与创新技术的文化乐趣。

不出所料，这款快速、优雅、高科技兼性感的开放式运动艇受到了

众多船东的追捧。

88' FLORIDA (佛罗里达) 酷派的豪情，开放的自由

完美永不止步。88' Florida (佛罗里达) 身体力行，重新书写了游艇艺术的规则，带来前所未有、激动人心的巡航体验。动感曲折的线条包孕着双重灵魂，从跑车领域汲取灵感全新打造的“敞篷硬顶”专利推动她扮演着酷派式和开放式游艇合二为一的角色。她的鲜明风格——源自设计师 Mauro Micheli 的丰富想象——同时结合先进的航海技术。充满丽娃印记的优雅、创意和气势满足您对力量和速度的追求——得汝如此，夫复何求？

SPORTFLY 运动飞桥式

66' RIBELLE (逆浪) 高科技的诱惑

66' Ribelle (逆浪)，从名字就昭示着她打破常规、特立独行的精神，但这只是一个开始。这艘宏伟的游艇成就非凡，完美融合了标新立异的风格与愉悦舒适的巡航体验。66' Ribelle 产自萨尔尼科船厂，以卓尔不群的风格彰显了丽娃精神，科技和美感兼备。

FLYBRIDGES 飞桥式

90' ARGO (南船座) 以传奇之名

90' Argo (南船座) 是新一代丽娃飞桥艇的独特典范。一个唤起传奇的名字，凭借未来主义的设计和一系列高科技解决方案，90' Argo 极具吸引力的美感使其在全球游艇界成为一颗不可撼动的新星。流畅动感的线条瞬间吸引人们的眼球，前瞻性的设计理念缔造了她随性有力的轮廓。丽娃出类拔萃的宽敞空间与最富盛名的意大利室内设计相得益彰，共同构筑优雅舒适的奢华成就。

100' CORSARO (海盗) 完美的冒险

Corsaro——海盗船——不仅是一个名字，更是一个承诺。这艘游艇带着她斗志昂扬、无法抑制的灵魂劈风斩浪，次次皆然。她的壮观尺寸与动感设计和谐地融为一体，拥有流畅动态的线条。承续其他传奇游艇的楷模故事，100' Corsaro (海盗) 开拓进取，将舒适与性能、技术与设计、安全与格调融为一体。意大利设计大师们倾情贡献的独创内饰更是杰作中的杰作。

110' DOLCEVITA (甜蜜生活) 定义时代的飞桥

作为一件瑰丽的艺术品，110' Dolcevit (甜蜜生活) 如同现代史中那段最神奇的同名年代般耀眼，成为丽娃玻璃钢舰队的旗舰，也是品牌全新飞桥系列的杰作。这艘无与伦比的飞桥艇是意大利设计工作室 (Officina Italiana Design) 与法拉帝集团工程部合作的成果。无论在何种意义上她都是一个伟大的创造——凭借惊艳的视觉冲击、无穷的美感、舒适和高科技的融合，以及她所赋予的精彩巡航体验。

OUR STORY – DISCOVER THE LEGEND

A contemporary legend

The Riva story is all about the unique, inimitable savoir-faire that is the secret of its winning beauty and style today and has always been from the very beginning.

It was 1842, and on Lake Iseo, a sudden storm had devastated the fishing fleet. Yet a young shipwright was working wonders, restoring many of the vessels to full seagoing health and earning the local people’s respect and admiration in the process.

And so the Riva legend was born and, with it, that of Pietro Riva, who took his destiny in his hands the moment he arrived in the little town of Sarnico. Here, he opened the yard where he would launch the first Riva creations, craft of outstanding personality and class even then.

Riva rapidly gained an excellent reputation, and the yard continued to flourish under Pietro’s son Ernesto, who introduced boats powered by internal combustion engine.

The era of the large passenger and cargo boats on the lake had arrived.

After World War I, it was Serafino Riva who gave the firm its definitive stamp, transforming the yard’s prestigious products into a genuine brand that would make yachting history. Production shifted from transport vessels to motorboats, still an embryonic market in those days.

In the late '20s and early '30s, Riva’s racing yachts swept all before them, claiming countless wins and records in national and international competitions.

The '50s belonged to Carlo Riva, whose talent and passion turned the brand into one of the brightest stars in the nautical firmament, as Riva boats seduced the celebrities of the day and acquired the status of design and lifestyle icons. In this decade of Italian industrial revolution, L'Ingegnere, as Carlo Riva was known, tapped into the predominant ethos – the lionisation of speed – with a series of wood-based designs of unmistakable verve.

From 1956, he began to collaborate with designer and architect Giorgio Barilani.

And in November 1962, the legend was born: Aquarama. Her magical lines and irresistible allure made her an instant classic – the Riva icon, “the boat” par excellence, a brand within a brand.

Another historic milestone arrived in 1969, when the company began making vessels from fibreglass. Riva’s first two composite models were the day cruiser Bahia Mar 20' and the cabin cruiser Sport Fisherman 25'; others would follow

over the next three decades, notably the St. Tropez and the Superamerica, the first cabin cruiser on a grand scale. Even as fibreglass gained ground, Riva continued to make wooden runabouts until 1996, when the final Aquarama Special, no. 784, was built.

Disillusioned by the climate of industrial unrest, Carlo Riva sold the yard to the US concern Whittaker in September 1969, although he stayed on as Chairman and General Manager, handing over the reins in July 1971 to his brother-in-law Gino Gervasoni, his partner since 1950.

In 1989, a year after the Riva company was fully bought out by the British group Vickers, Gervasoni’s 41-year association with the yard came to an end, bringing down the curtain on the Riva family era. Then at the 1991 Genoa Boat Show, Riva unveiled the first yacht designed by Mauro Micheli – the 58' Bahamas.

THE PRESENT

Riva today

In May 2000, Riva became part of Ferretti Group, who restored it to where it is today, at the vanguard of world boating as a recognised icon of fine Italian yachting artistry. This felicitous journey is down to the know-how of the group Engineering department and the sensibility of designer Mauro Micheli, co-founder with Sergio Beretta of Officina Italiana Design, the studio that exclusively designs the whole Riva fleet.

That year also saw the launch of Aquariva, a 33-foot embodiment of the brand DNA that set the tone for the future output – a triumph of élan, innovation and exclusivity encapsulated in a product of revolutionary engineering, reliability and performance.

In 2012, Ferretti Group announced a new majority shareholder: Shandong Heavy Industry Group (Weichai Group) of China, a true industrial giant, one of the world’s most important conglomerates in the automotive, commercial vehicles and construction machinery sectors. Weichai’s strength and strategic vision have enabled Riva to make yet another leap forward, with a flow of projects and resources assured for the long term.

In 2014, the brand signalled its return to the megayacht sector, with the new Riva Superyachts division. The dream of creating Riva light-alloy displacement superyachts is very much inspired by Carlo Riva. His ambition and restless genius spurred him to reach for new horizons, with the celebrated Caravelle and Atlantic series megayachts in the '60s and '70s and, from 1970 to 1978, the six over-20-metre motor yachts in the Marco Polo series plus a 90– and a 100-foot Vespucci.

The Riva yard in Sarnico: the timeless atelier

The production yard in Sarnico (near Bergamo) opened in 1842 on Lake Iseo deep in the Franciacorta area and remains the heartbeat of the Riva story today. This is where it is all made and always has been – from the legendary wooden hulls of the past to the modern 27– to 68-foot yachts.

The yard centres on Carlo Riva’s office. This was his personal brainchild, from the design to the functional amenities. Known as La Plancia (the bridge), the office stands in the middle of the work shed, its great 40-metre-wide arch borne on two pillars that also support a pair of bridge cranes, each capable of lifting craft weighing in at 20 tons.

This architectural masterpiece makes a fine sight, even from the far side of the lake. A listed building, it is officially protected along with the rest of the yard as an environmental heritage treasure. The shipyard spans 36,000 sqm, about 17,000 sqm of it indoors, and boasts 10 moorings, 2 jib cranes, 4 painting cabs and a 50-ton trolley for transporting the finished yachts to the jetty and for handling shells or bulky items.

The Riva yard in La Spezia: the future is now

The La Spezia production facility is a key strategic and industrial hub.

Built to extend Riva’s range and production capacity, it became operational in 2004 and is now the group’s technical, logistical and commercial centre of excellence for the Ligurian and Tyrrhenian seas.

The entire site occupies an area of 60,000+ sqm, with 13,000 sqm of indoor facilities. These include industrial work sheds and office blocks as well as piers and jetties with a total length of around 400 metres, serviced by a 300-ton wheeled travel-lift. Conceived to champion state-of-the-art production techniques and to build the largest models in the range – from 76– to 110-footers – it is home to the largest centre for testing, launching and delivering yachts in the whole of the Ferretti Group. Owners of yachts by all the group brands can enjoy customer-care and marina services here.

LIFESTYLE

The Riva boats: from 27 to 164 feet of seductive appeal

Riva is the best-known nautical brand in the world: when there’s a boat in a film or TV advert, it’s sure to be a Riva, whether in classic or contemporary guise.

All the craft, from the 27-foot Iseo up to the light-alloy megayachts, are marvels of unmistakable detail, the fruit of well over a century of experience, where glorious Italian craft tradition meets cutting-edge technology. And they are also icons of style, with a judicious use of the finest woods from mahogany to streaked in an endless variety of colours and grains.

For a sublime example of this production expertise, take the painting and varnishing of the woodwork. This still follows Carlo Riva’s original method, involving 24 coats lovingly applied by hand to protect the wood from salt-water ruin and leave it with a perfect shiny finish. Likewise, the screws are still all precisely positioned in the same direction, heads painted to match the colour of the hull.

The Riva range vaunts a comprehensive array of sizes and types, with fibreglass yachts from 8 to 50 metres, including open, sportfly and flybridge models.

With a dedicated team at the Superyacht Yard in Ancona, the new Riva Superyachts division designs, develops and builds displacement megayachts from 50 up to 90 metres in length.

CARLO RIVA (1922–2017): THE PIONEER OF THE ITALIAN BOATING INDUSTRY

Carlo Riva was born in Sarnico on 24th February 1922, during the golden period of motorboating and the start of the production of the first speedboats.

In 1954, Carlo Riva opened the new Riva shipyard that adopted a modern productive approach. At the same time he transformed the notion of the boat from a working vessel and means of transport into an object of luxury and pleasure. In so doing, he created a product that was unique in its form and substance, elegance and attention to detail.

Carlo Riva’s modern and innovative spirit is reflected not only in the boats he produced, but also in his panoramic entrepreneurial vision that recognised the importance of brand image and marketing communications.

Anticipating the needs of owners, in 1957 Carlo Riva founded the Riva Boat Service to provide technical and sales assistance. The first service centre was the historic R.A.M. in Sarnico, followed two years later by the Monaco Boat Service in Monte Carlo and others around the the world.

Carlo Riva invested in innovative material research by switching from marine plywood, a technological discovery that changed the history of the construction of pleasure yachts, to fibreglass in the 1960s.

Having left the shipyard in 1972, he devoted himself to the Porto Turistico Internazionale in Rapallo, which was dedicated to him on 25 July 1975.

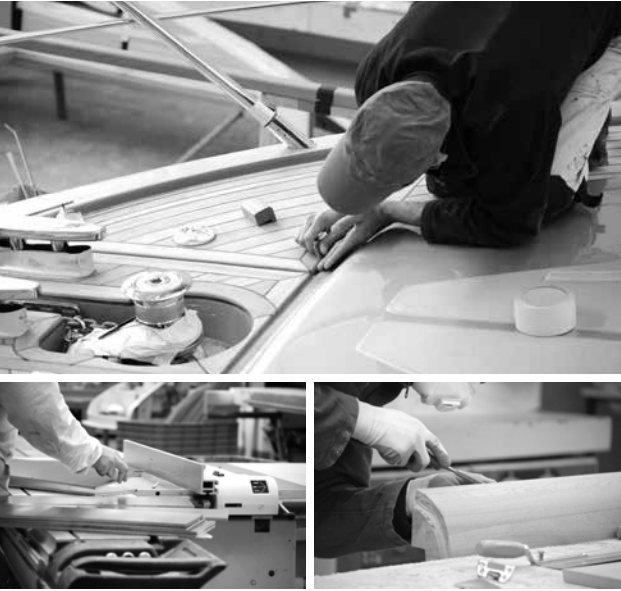
Carlo Riva was nominated “Pioneer of Navigation” by UCINA in 1988 and “Personnalité de la Mer” by Albert of Monaco in 2005.

Since April 10th the entire world of yachting is grieving over the loss of Carlo Riva, a master of style and elegance. An extraordinary man who turned his family name into a legend and a brand into a synonym of yachting itself.

The Riva yard in Ancona: the home of the new Riva Superyachts division

Spanning almost 80,000 sqm (nearly a third of it indoors), the Ancona yard is one of the largest shipbuilding facilities anywhere in Europe. It’s home to the engineering and design team from the Riva Superyachts division, who work closely with designer Mauro Micheli and his colleagues at Officina Italiana Design.

The yard produces four naval platforms, of 50, 60, 70 and 90 metres in length. This is where we build the Riva 50m, a steel and aluminium giant of the seas, a masterpiece of advanced technology and attention to detail suffused with the spirit of the brand.



OPEN

ISEO

A gem tailor—made for your every need

Iseo. The origin of the Riva legend echoes in her name, but this sophisticated 27-foot runabout is more modern and contemporary than ever. For while her lines and her design are as smooth and seductive as always, in emblematic Riva style, Iseo can also boast some of the very latest technology. The result is a marriage of tradition and innovation that cannot fail to beguile all who experience her. The defining virtue of this marvellous creation is her remarkable versatility. Whether as your vessel of choice for excursions on the lake or the exclusive tender for your yacht, Iseo rises magnificently to any challenge. And she is so easy to transport, so you can enjoy her wherever and however you please – in great company and total comfort.

AQUARIVA SUPER

A masterpiece with legend in her wake

Aquariva Super was created to take up the story of a legend, and she has always fulfilled that mission in style. Anointed heir to the iconic Aquarama, she retains all her forebear's timeless allure, adding a fresh contemporary twist with her cutting-edge high-tech accoutrements. Her suave, elegant lines continue the game of seduction that once bewitched divas like Brigitte Bardot and Sophia Loren. The exquisite fittings and details confer an unrivalled degree of comfort with uncompromising elegance, for a cruising experience of sublime originality.

56' RIVALE

The encapsulation of excellence

Alluring and potent, 56' Rivale is an unrivalled open cruiser of consummate verve and sporty panache, courtesy of some unique and ingenious design features. A fruit of the partnership between Officina Italiana Design and the Ferretti Group Engineering department, she is a fabulous distillation of all the qualities that have put Riva at the pinnacle of the yachting world. Peerless artistry, masterly craftsmanship and state-of-the-art technology come together in a yacht that immediately bowls over all comers. She is perfect for holidays on the waves and for savouring the Riva legend on unforgettable day cruises.

RIVAMARE

The dream lives on

Rivamare is a jewel in the Riva crown that shines alongside other yachting masterworks in the brand's oeuvre, like Aquariva Super and Aquarama. With her sinuous, flowing lines, this feat of engineering and style is a fusion of legend, modernity and sheer class – a seductive, sporty motor boat that charms from the very first glance. Rivamare proudly perpetuates Carlo Riva's dream: to build boats of peerless beauty.

76' BAHAMAS

Simply Indescribable

The name Bahamas has long been part of the Riva story. It evokes the exotic glamour of paradise islands to explore aboard the boat of your dreams. This was the inspiration behind the 76' Bahamas – the second-ever convertible yacht, a remarkable motor boat combining the allure of timeless style with the cultured pleasures of innovative technology. No surprise, then, that this fast, elegant, super-high-tech, sexy open sportfly is the object of so many owners' desire.

88' FLORIDA

The exhilaration of a coupé, the freedom of an open cruiser

Even perfection can evolve. 88' Florida proves the point, as she rewrites the rulebook of the art of yachting once more, for a cruising experience that excites like never before. Her racy, sinuous lines embrace a twin spirit, as her coupé and open-cruiser personas change places courtesy of the exclusive patented Convertible Top system borrowed from the world of fast cars. Her unmistakable style – the fruit of designer Mauro Micheli's fertile imagination – combines to perfection with state-of-the-art nautical technology. Elegance, innovation and élan meet power and speed, all with the distinctive Riva hallmark – what more could you want in a yacht?

SPORTFLY

66' RIBELLE

High-tech temptation

66' Ribelle's bold, maverick spirit is clear from her name, but that's just the start. There is nothing ordinary about this magnificent boat that combines exclusive style with the pleasure and comfort of an array of ingenious on-board features. The flagship open cruiser from the Sarnico yard, 66' Ribelle embodies the Riva spirit in her own inimitable style, with an exhilarating blend of technology and beauty.

FLYBRIDGES

90' ARGO

In the name of the legend

90' Argo is a unique example of the new generation of Riva flybridges. With a futuristic design, a name that evokes the stuff of legend, and a supreme array of high-tech on-board solutions, this creation of magnetic beauty is an uneclipsable star in the global yachting firmament. The instantly recognisable, forward-looking design defined by fluent, sporty lines lends her a free-flowing, potent profile that captures the eye to compelling effect. And in a sumptuous triumph of elegance and comfort, the generous spaces complement the unmistakable Riva style with contributions from the most prestigious names of Italian interior design.

100' CORSARO

An adventure in perfection

Corsaro – the corsair – is much more than just a name. It's a promise that this yacht, with her pugnacious, irrepressible soul, will keep every time she rides the waves. Her majestic proportions combine harmoniously with her sporty design, with fluid, arrow-like lines. Taking up where other legendary yachts have left off, 100' Corsaro forges ahead in the wake of her illustrious forebears, with a bewitching fusion of comfort and performance, technology and design, safety and style. The interior is a masterpiece within a masterpiece, set off in particular by the signature touch of the masters of Italian design.

110' DOLCEVITA

The era-defining flybridge

Majestic like the work of art she is, as scintillating as the most magical epoch in modern history, 110' Dolcevita is Riva's new fibreglass flagship, the latest masterpiece to grace the revamped flybridge fleet. The fruit of a collaboration between Officina Italiana Design and the Ferretti Group Engineering department, this nautical marvel is a flybridge of boundless beauty. She is a great creation in every sense – for her breathtaking visual impact, for her peerless blend of aesthetics, amenity and high technology, and for the elite cruising experience she bestows.

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60-70 英尺级别的 X 世代新星——博星 7X 在 2020 杜塞尔多夫游艇展上全球首秀。

几乎所有人都在热议新款的博星 7X，她已成功俘获几乎所有参加 2020 杜塞尔多夫游艇展（1 月 18 日 -26 日）的业内专家与普通观众的目光。这款 X 世代的新星正泰然自若地提升观众们的肾上腺素，抬高了航行体验的惊喜标准。得益于从未止步的创新浪潮，博星从未间断地为满怀激情的船东们建造着艺术级的游艇精品，她们将设计、舒适与性能完美结合，而这正是博星最典型的品牌特征。

该艇得以诞生来源于 Fulvio De Simoni 设计工作室、工程师 Piero Ferrari 领衔的法拉帝集团产品战略委员会、以及集团工程部之间的通力合作。这款新型号拓展了品牌现有的产品线，为 20 米以上级别细分市场贡献了一款充满竞争力的产品。无论从风格、功能还是性能方面考虑，她都代表着一次真正的进化。

除采用顶级结构材料碳纤维以加强流线型设计之外，该艇还应用了其他丰富多样的制造方案。其流畅动感的外观设计为典型的博星风格增添了丰富的美学创新，船体和上层建筑也采用了全新的涂色方案。而令人着迷的室内设计则通过创新的风格特征以及最佳空间利用来表达。在储藏空间得以增加的同时，该艇在航行性能与高科技特性方面丝毫不见妥协。在保证绝对舒适与安全性的前提下，博星 7X 极速可达 50 节（初始数据），这是 X 世代开启动感假期的最佳保证。

博星 7X 配备了两台 MAN V12 柴油发动机，每台额定功率可达 1800 马力，配以带表面螺旋桨的 Top System P85X 表面驱动传动装置。该艇性能在同级别游艇中遥遥领先：极速可达 50 节，巡航速度 42 节，最远航程可达 300 海里。



- 1. 发动机**
2 x MAN V12 1800 转速达到 2300 rpm 时
额定功率为 1800 马力 / 1323 千瓦

2. 速度（节）
最大速度 50
巡航速度 42

3. 续航里程（海里）
最大速度时 260
巡航速度时 300

4. 主要尺寸
LOA= 总长 21.11 米
LH= 船体长 20.27 米
LWL = 水线长 16.13 米
船宽 5.35 米
满载吃水深度 1.52 米
空载排水量（即船重）35 吨
- 满载排水量 42 吨
限载人数 16
认证等级（指令 2013/53/EU）A
证书类型 B + F + Aa

5. 技术数据
船体：扭曲船体，带防溅条，船艉底部倾
斜度 17°
H= 从龙骨计算的整体高度 7.07 米
P= 护栏 + 船艉平台 0.84 米
油箱容量：3600 升
水箱容量：800 升

6. 性能参数
性能数据根据以下条件评估测得：
游艇在标准配置下，1/3 载重排水量为
37.1 吨时，船体干净，气温 25° C，天气
晴好，船载 8 人的情况下，则游艇每过 1.5
吨时，游艇最大航速降低 1 节。

Pershing 7X, the new star of Generation X in the 60-to-70-feet range, made its world premiere at Boot Düsseldorf 2020

Everyone raved about the new Pershing 7X as it captivated the interest of industry experts and members of the public who took part in Boot Düsseldorf 2020 from January 18 to 26. The new star of the Generation X range is poised to provide adrenaline rushes and raise the bar when it comes to the thrill of sailing. Thanks to its unstoppable wave of innovation, Pershing continues to produce state-of-the-art yachts for the delight of all those who are passionate about the unparalleled combination of design, comfort and performance that is so characteristic of the brand.

The result of collaboration between the design studio of Fulvio De Simoni, Ferretti Group's Product Strategy Committee, led by engineer Piero Ferrari, and the Group's Engineering Department. The new model expands the current range of the brand, entering the over 20-meters market segment with a competitive product that embodies a genuine evolution from a point of view of style and functionality as well as performance.

Carbon fiber, the primary construction material, was the inspiration for the design that focused on enhanced streamlining, also carried out using various constructive solutions. The design of the sleek, sporty exterior adds considerable aesthetic innovation to the quintessential Pershing style, and the hull and the superstructure are in a brand-new color. In the interior, the captivating design is expressed through innovative stylistic features and optimal use of all spaces. The areas and space available for storage have been increased without any compromises being made in either performance or the inclusion of high-technology features. Pershing 7X achieves a top speed of 50 knots (preliminary data) in absolute comfort and complete safety, a testament to the sporting vocation of Generation X.



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Redbank Plains has benefited from continued population growth over the last two decades. This has resulted in the median price for houses in the area to increase by 7.1 per cent per annum.

Looking closer, Redbank Plains is increasingly becoming a destination of choice for families pursuing ownership of their homes. The development of the neighbouring Springfield region and the ongoing infrastructure investment within the area has provided a catalyst for growth. Redbank Plains is quickly becoming a suburb of choice for new housing development.

With Brisbane House price all set for price growth of 19% in 3 years it on the cusp of a Mini Boom with an average house price of \$660,000.

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作为品牌有史以来最大尺寸的飞桥艇，法拉帝 1000 以两种截然不同的内装风格重新定义了空间与艇内生活理念。

对于一艘游艇来说，极致舒适的衡量标准应该是：给创意灵感更大的发挥空间，给海上生活更新的自由拓展，载入更多的居家感受。

宏伟、全能，满足任何市场的需求，提供两种截然不同的内装风格。法拉帝 1000 以高雅而奢华的质感带来最佳的价值感，正如品牌理念——“宛若居家”（Just Like Home）所述：舒适、意式品质，以及永恒的设计与工艺。这款新艇的船体设计来自由工程师 Piero Ferrari 领衔的法拉帝集团产品战略委员会与工程部的内部强强联手，外观设计出自著名设计师 Filippo Salvetti 之手，而焕然一新的室内设计则来自 Ideaeitalia 设计工作室。

法拉帝 1000 是品牌史上第一款百分百的宽体型号。该艇的外观设计承袭了近年来同系列其它型号的相同风格：轮廓动感，全景玻璃墙包围着两侧和船艏。优雅时髦的室内设计源自于法拉帝游艇 DNA 中的航海传统。法拉帝 1000 的设计理念中一大独特亮点便是由 Ideaeitalia 设计工作室带来的两种截然不同的室内风格：柔软、传统、对比精细的经典风格；以及色彩大胆，更具城市化与现代感的当代风格。法拉帝 1000 带来了革命性的船艏理念，打造出可以和超级游艇相媲美的 40 平方米起居区域。船艏是名副其实的海滩俱乐部，直接连通游泳平台和艏阱，组成一片开放的休闲区。船艏和大海紧密相连，为船东提供了尽情体验各种户外活动的可行性。船上的人员走向经过了彻底的翻新设计：艏阱处的两侧台阶可以前往飞桥，从艏阱处还能前往完全私密的船舶区域。

该游艇的空间布局 and 人体工程学设计堪称典范，宽敞的沙龙直接俯瞰大海，船东套间独树一帜。这款游艇的杰出特色之一是多用途厨房，可以满足最挑剔的船东。空间足有 10 平方米，配设齐全。带电动开启系统的墙面后方是吧台，可以与餐区相连。

亮点

船厂在法拉帝 1000 项目首次大量采用碳纤维，包括硬顶在内的全部上层建筑都使用了这种高科技材料。

船东可以在沙龙两侧选配可以开启的玻璃门。沙龙入口处的玻璃门消除了室内外的屏障，打造出海滨露台的视觉感受。

船东套间是出色工匠技艺的典范。船东可以舒心地享用配套齐全的“私人公寓”，与船体等宽的宽敞卫浴由大理石和木材装饰。



HIGHLIGHTS

Ferretti Yachts 1000 is the company's first vessel ever to feature substantial use of carbon: the entire superstructure, including the hard top, will be made of this material.

On request, the large floor-to-ceiling glazed windows in the lounge on the main deck can be made to open up on both sides. Along with the glass door at the entrance, they break down the visual barriers dividing the inside and outside, making it feel like a seafront terrace.

Owners can happily stay in the Master Suite with a full range of facilities, including a sizeable full-beam bathroom adorned with a perfect blend of marble and wood. It is a beautiful piece of exceptional workmanship.

舒适至极



定制法拉帝天梭 30，欢迎进入设计界的全新维度

备受期待的定制法拉帝天梭 30 是第一艘由 Antonio Citterio Patricia Viel 工作室和 Filippo Salvetti 分别负责内外观设计的超级游艇。该艇采用了多项全新科技与设计风格，包括品牌前所未有的解决方案。

定制法拉帝的世界即将开启新篇章：品牌半排水系列新品天梭 30（Navetta 30）很快将出现在 2020-2021 年度的秋季船展上。通过将适航性、舒适性、安全性和定制化深入贯彻到设计全程，这款超级新艇奠定了天梭系列的未来。定制法拉帝成功地将这些令自己闻名于世的特点塑造成型，如果考虑到全新的外观风格与内装设计，新项目将更加绝无仅有。

长 28.43 米（93 英尺），宽 7.3 米（24 英尺），这款新艇是由工程师 Piero Ferrari 领导的法拉帝集团产品战略委员会与工程部共同开发的，同时她也是负责外观设计的建筑师 Filippo Salvetti 与负责内装设计的 Antonio Citterio Patricia Viel 设计工作室联手打造的第一艘定制法拉帝游艇。

“新项目天梭 30 将我们带入了设计界的全新维度，”法拉帝集团首席商务官 Stefano de Vivo 解释道，“介于新一代天梭所取得的巨大成功，我们希望每一款新艇都能呈现出旷世杰作般震撼人心的神韵。天梭 30 不仅能够做到这一点，在赋予船东和他的亲友们无与伦比的幸福感方面已然更上一层楼。”

该艇拥有完美平衡的经典外形轮廓，着重于横向线条的伸展延伸是该艇与众不同的设计特色之一，使通向各层甲板的垂直通道隐匿无踪。

除此之外，上层甲板的前沿首次被缩短到靠近主卧玻璃窗的位置，进而赋予该艇一个更具竞赛与运动气息的流线外形。不止于此，该艇另一处惊艳特色在于船体与上层建筑间的衔接方式，通过将船体与上层建筑的衔接处升高到上层甲板，创造出了两个清晰的独立部分。

建筑师 Filippo Salvetti 是这样表述的：“增添了新款天梭 30 之后，定制法拉帝的半排水系列得到了拓展更新，她将宽敞的空间与优雅迷人的设计融于一体，这种经典魅力将永不过时。她拥有堪比舰船级别的承载力，同时让无数的视觉魅力得到和谐平衡。船体与上层建筑间的完美平衡至关重要，此外，外部线条的横向拓展为这艘复杂的独特造物凭添一抹俏丽神韵。”

该艇在外观设计方面的醒目亮点还包括：开于船体与上层建筑上、高度超 2 米的超大落地窗，以及贯穿全艇的宽敞空间。该艇的户外空间装饰处理及家具摆设与室内风格保持一致，不仅可用于聚餐，还完美适用于休闲娱乐，让宾主在享受艇上生活的同时拥有绝佳的私密性。此外，该艇的内外区域衔接同样被重点照顾，室内空间被设计成尽可能向户外开放，以营造更加宽敞、毫无阻拦的全景视野，目光越过洋面，地平线尽收眼底。

该项目在许多重大方面开创新天地。首先我们从不可思议的空间说起：新艇的三层甲板空间之大在同级别游艇中绝无对手。100% 的等宽设计意味着宾主拥有和船体等宽的主甲板船东套房与沙龙区，以及位于下层甲板的 4 间贵宾舱与船员区。上层甲板拥有用餐区和

休憩区，以及位于船舶位置的驾驶舱。超乎想象的大面积阳光甲板同样也难逢对手，为该艇的卓越空间设计完美收尾。

除却外形与甲板布局之外，一个全新的船体被打造出来，承载上述这一切，以此为基，拓展向前。然而这个特殊船体被设计出来并非只为拥有超大空间而已，它同时还可提供顶级的性能与最小化的能耗。

该艇创新的室内设计风格出自 Citterio Viel 的手笔。从概念到配色，这家著名的工作室赋予传统海洋风以最时髦的质感。家具与窗户外框的经典弧形线条，以及柚木的使用，让该艇在海洋传统基础上呈现出现代化的外观。在“动感时髦”的碳纤维细节充满活力，再加上石英纤维与玻璃纤维混编而成的定制织物表面，以及精细的漆面与深蓝色条纹面料的补充之下，它的魅力愈加隽永。

“内部设计是和负责船体设计的工程师与设计师共同完成的，”Antonio Citterio Patricia Viel 设计工作室联合创始人 Patricia Viel 表示，“BIM 让我们完美掌控每一个独立空间，进而确保了照明、室内设计及船体形状完美无瑕地融为一体。”

这次的设计摒弃了以往更偏向住宅的外观风格，避免让游艇本身与艇内物件之间产生明显的割裂感。嵌入式家具经过特殊设计，采用真皮、实木或胶合板来打造，呈现出精致的工艺匠心。设计工作室提出了一种本艇专属的家具设计方案，它包含两种美学理念：其中“质感模式”更加清新年轻；另一种“木调模式”更加简约而经典，在这种模式下，木料是内装选材的绝对主角。

至于材料与表面处理，作为定制法拉帝品牌旗下尺寸最小的半排水型超级游艇，空间利用是天梭 30 在内装设计上的聚焦点，竭尽所能地充分利用可用的每一寸空间与每一处表面。

定制法拉帝天梭 30 是以低油耗与高性能实现远洋航行的理想之选，同级别游艇中无出其右。该艇标配版安装了两台 800 马力的 MAN l6 发动机，可提供 14 节极速，在 10 节的经济航速下可实现跨大西洋的 1000 海里航程（初始数据）。除此之外，该艇还提供另外两种动力配置选项：
- 两台 1000 马力 MAN V8 发动机，也是新项目第一艘艇的配置；
- 两台 1200 马力 MAN V8 发动机。

为了获得停泊状态下的最大舒适性，天梭 30 安装了减摇鳍。需要的话，还可以加装 Seakeeper 稳定系统。

舒适性与安全性是定制法拉帝品牌的首要关注。如其所示，该艇不但拥有 CE A 级认证，她的内外空间之大在传统游艇市场上前所未见。除此之外，该艇的舒适性还得益于先进的隔音解决方案，通过对艇内每一处噪音源进行专门的数据分析，品牌打造出一种特殊的悬浮地板，不但大幅隔绝了传输到起居空间内的机舱噪音，也明显减弱了乘员行走的脚步声。

归自未来

丽娃 88' Folgore (闪电)
以不可思议的方式结合了格调与创新，如同刚从未来之旅归来。让我们先来一窥其秘密和特点吧！

仿佛一艘高等级的宇宙飞船优雅地掠过水面，探灯照亮了前方的航路。不同于以往所见的任何舰船，她拥有超现代的设计、前卫科技、以及顶级的意大利手工艺。

第一艘丽娃 88' Folgore (闪电) 于 5 月底在拉斯佩齐亚船厂触水，已然跃为全球船东的首选豪艇。

和近些年来下水的所有丽娃杰作一样，88' Folgore 的诞生得益于 Officina Italiana Design（由著名设计师 Mauro Micheli 和 Sergio Beretta 共同创立的“意大利设计工作室”）、由著名工程师 Piero Ferrari 领衔的产品战略委员会以及法拉帝集团工程部三方的紧密合作。

全新的外观设计哲学，借鉴自汽车界的弧线与元素灵感，不失奢华与动感。

丽娃 88' Folgore 在材料使用上实现了传统和现代的完美平衡，诸如碳纤维等创新材料的使用与桃花心木嵌饰、不锈钢装饰等传统元素的呈现相得益彰。

兼顾美学与实用，新艇为船东提供了一个颠覆性的船艙设计理念：艇库门翻开之后有两档高度可调：既可以在海平面位置营造出一片 6 平方米的海滩俱乐部，也可以进而没入水中，为接驳艇的收放提供便利。艇库能够同时容纳一艘 Williams Sportjet 395 接驳艇和一台三人摩托艇。

此外，该艇的艙阱面积达到了惊人的 22 平方米，设有超大沙发与餐桌，以及一个配有电动大理石台面的吧台。

外部设计的另一个有趣元素是上层建筑的玻璃硬顶，打开之后可以向前后倾斜，无论航行途中或是水面锚泊时，均可为室内带来源源不断的新鲜空气。

该艇的内部设计同样进行了翻天覆地的重构，使用蔷薇木为内饰主基调，并辅以大量不锈钢、大理石和玻璃等高档装饰材料。船东套间定为完全开放式的布局，呈现为起居区内饰风格的自然延伸，用不锈钢和玻璃将它和配套卫浴隔开，强调各功能区的空间感。此处特别要提的细节在于涂上高光漆的天花板，赋以玻璃质感，与波光粼粼的海面相映成趣。

除船东套间外，就寝区还包括位于船艏的贵宾舱，以及另外两间各自带有独立卫浴的大床客舱。厨房空间依旧保持独立，专用入口确保服务的私密性。

与厨房打通的船员区包括服务区、洗衣区和两间卧舱（每一间均配设上下铺和独立卫浴），可供 4 名船员休息。

丽娃 88' Folgore 配有两台 2638 马力的 MTU 16V 2000 M96L 发动机，极速可以达到 39 节，巡航速度 33 节。



HIGHLIGHTS

The Riva 88' Folgore strikes the perfect balance between past and present, combining the use of innovative materials like carbon with traditional stylistic elements such as mahogany inlays and steel decorations.

丽娃 88' Folgore 在材料使用上实现了传统和现代的完美平衡，诸如碳纤维等创新材料的使用与桃花心木嵌饰、不锈钢装饰等传统元素的呈现相得益彰。

The concept for the stern has been completely reworked with a garage door that swings open and can be positioned in two ways: parallel to the waterline to take advantage of a 6m² (20 ft²) beach club, or underwater for the launching and landing of the tender.

船艙的设计亮点在于艇库门，翻开之后有两档高度可调：既可以在海平面位置营造出一片 6 平方米的海滩俱乐部，也可以进而没入水中，为接驳艇的收放提供便利。

The style of the interiors has been extensively updated using luxurious materials – rosewood is predominant with the addition of mahogany, steel, marble, and glass. Different layouts for the Master Cabin available upon request.

该艇的内部设计使用大量珍贵饰材进行了翻天覆地的重构，蔷薇木作为主基调，并辅以桃花心木、不锈钢、大理石和玻璃等。船东套间共有三种布局可选。



丽娃的甜蜜心境

全新丽娃开放艇提供独特、
难忘的沉浸式航海体验，
开辟了风尚与设计的新时代。

这不是一艘普通的游艇，她是丽娃，更确切地说，她就是 Dolceriva（甜蜜丽娃）。她诗一般的魅力前所未见，传奇而又超现实，不愧为全球最知名游艇品牌的嫡系传人。

她以一系列史无前例的特色重新定义了所在的细分市场：包括由 Officina Italiana Design（意大利设计工作室）打造的全新外观、为品牌现产的所有型号开创的新一代风格理念、对船上空间的巧妙运用、以及向 177 年历史的老船厂致敬的丰富细节。

Dolceriva（甜蜜丽娃）由 Officina Italiana Design（由 Mauro Micheli 和 Sergio Beretta 创立，并已成为丽娃全系列产品执笔外观设计 25 年的意大利设计工作室）、法拉帝集团工程部以及产品战略委员会共同合作完成，全长 14.92 米（48 英尺），宽 4.26 米（14 英尺）。

跑车灵感

这款新艇的原创外观来自丽娃标志性的优雅风格以及小型快艇的最新潮流，即从汽车行业汲取灵感并对奢华进行更运动感地诠释。船体窗户的设计出自意大利设计工作室的精心研究：黑色铅笔勾勒出游艇侧窗的线条，轻巧地上升至甲板。这一设计方案开创了独创的船体 - 甲板配套体系：船艙区域完全摆脱了防撞条，采用了带不锈钢框架的碳纤维出气口。一系列迷人的美学设计为这艘游艇更添魅力，比如采用球面水晶打造的反曲面挡风玻璃注定成为丽娃的全新标志。

船厂对品质和细节的关注度一如既往地无可匹敌：主甲板的船艏表面采用了如今已成为传奇符号的桃花心木甲板，并经过 20 道上漆工序。

航海尚品

圆润的船艏向丽娃经典型号 Ariston 和 Tritone 致敬，同时也令人联想起豪华跑车的车尾，将汽车特色拓展到游艇上。舱盖在关闭时可用作长椅，开启时则露出内部的桃花心木台阶以及大型海上平台：利用船艏的斜面和海滩平台的位置，可以摆放两张经过特殊设计的人体工程学日光浴垫，提供独特时髦的海上体验。舱盖开启时，可以露出更多台阶，内部的两处储物空间还可以存放 Seabob 潜水器。

完美内饰

不锈钢和玻璃打造的舱盖通往一片宽敞、豪华的通透空间，配设带沙发的小餐区、厨房、带独立淋浴间的卫浴以及壁橱。右舷墙上安装了一台 43 英寸电视。宽敞的船东卧舱位于船艏，由一扇不锈钢玻璃移门与小餐区隔开，移门玻璃内的金属网在确保私密的同时允许光线的进入。船东卧舱配备了一张中央大床、两个步入式衣柜以及储物箱。

Dolceriva（甜蜜丽娃）的所有内饰材料都完美遵循丽娃风格，第一艘游艇上采用了亮光漆的桃花心木、镜面、皮革、不锈钢以及哑光或亮面的烤漆木板。

一流性能

Dolceriva（甜蜜丽娃）配备了 V 轴推进系统，可以选配两台 Volvo Penta D13 发动机，2400 转速下每台发动机可提供 1000 马力。该配置下，游艇极速可达 40 节，巡航速度 35 节。选配的摇杆系统包含岸泊模式，使得在狭窄水域操控游艇变得极为便捷，侧向靠泊亦是轻而易举。

科普篇： 游艇都有哪些类型呢？

荷兰今年的当红电影《信条》中出现了不少游艇和帆船，那么就让我们为大家奉上一份简易版的「游艇百科」，方便一次性快速了解基础的游艇类型，感觉有用的话也欢迎分享给身边的朋友。

根据维基百科的定义，游艇指的是用于娱乐、巡航或比赛的帆或动力船，今天法拉帝和大家科普一下游艇中的几种典型种类。

No.1 兜风达人 —— 开放式游艇

开放式游艇好比敞篷车，指的是主甲板完全敞露的游艇，风和日丽时出海可以和大自然亲密接触，当然高配艇在静止状态下也可以打开软篷遮阳，大尺寸的底下还有一层宽敞的室内空间。

开放式游艇中比较知名的，如 Riva、Itama 等等。这类的船通常体积不会很大，有些还会作为接驳艇或者附属艇，藏在超级游艇的肚子里。开放式游艇中的 Riva 是其中的佼佼者，当年的 Riva Aquarama 因为经典的设计获得不少名人的青睐，被评为“世间最美船艇”。



No.2 运动大神 —— 运动型游艇

运动型分为两种，开放式游艇也属于其中的一种，另一种是酷派型，这类运动艇将主甲板包括驾驶舱和沙发在内的中间部分设计为室内空间，比如法拉帝集团旗下的 Pershing 就属于酷派型，以其独特设计、高性能及豪华内饰著称。



No.3 派对达人 —— 飞桥游艇

休闲一些的豪华游艇类型：飞桥游艇，一般有三层或四层甲板。飞桥 Flybridge，指的是游艇顶层的开放空间，也有把它称作游艇的露台，登上飞桥景色独好。在飞桥上也会有第二个露天驾驶台，方便船长驾驶时拥有足够开阔的视野。飞桥是不少豪华游艇的标配，是夏天举办海上派对的不二之所。



No.4 巡航专家 —— 龙虾艇

这个类型的游艇原型来自于美国新英格兰地区捕捞龙虾的渔船，船通常较宽，室内空间大，生活设施齐全是其最大的优势。比如 Mochi Craft 便是其中的佼佼者，2001 年被法拉帝收购后，推出了一个全新的 Dolphine 海豚系列，是一个具有现代气息的意式龙虾艇款式，而且 Dolphine 54' 的极速能够达到 32 节，可谓巡航艇中的“超级跑车”。



No.5 破冰先锋 —— 探险艇

探险艇是远洋游艇的终极武器，破冰界的扛把子，游艇中的瑞士军刀，大海上的贝尔格里尔斯，严酷的热带海域和南北极地终结者，是极限游艇玩家的最爱，上可停直升机，下可藏潜水艇。CRN 船厂之前曝光最新的 Alfa Rosso 项目，是由 Francesco Paszkowski 设计工作室设计的全新探险艇概念，有 45 米、50 米和 55 米三种长度可选，其中 45 米的款式总吨位达到 499 吨。Alfa Rosso 概念在排水型游艇中表达了人类与大自然亲密接触的最基本需求，是专为那些热爱远洋航行去探索遥远目的地的船主而设计的。



No.6 时尚达人 —— 帆船

帆船指的是依靠风为主要动力的船舶，而利用风的方式主要是靠装在桅杆上的帆。创立于 1993 年的 Wally（沃利）是全球代表性的复合材料顶级帆船及动力游艇制造商，其每艘帆船堪称艺术精品。世人无不惊叹 Wally 创始人 Luca Bassani 的船艇哲学和天赋。讲求速率、简洁、时尚是沃利理念的精髓，这使得沃利向着简洁外观流线型、速度快捷、超舒适度、易于操作的特点发展；每艘 Wally 帆船都能将简约前卫的设计、前沿科技以及新材料科学完美结合，不仅性能优越还安全可靠。



游艇圈还有其他一些船型，包括拥有多个船体的多体游艇，拥有相比单体船更宽敞的空间以及较高的稳定性；在船艏设有专业海钓座椅以及超高瞭望塔的钓鱼艇，等等。以上信息希望能对您有所帮助呢！

随法拉帝集团到大自然间度个假

当您尊享全新视野与无限自由时，记得要轻松洒脱。放松自我的最佳方式是与亲友在海天山水之间肆无忌惮地挥洒时光。最理想的选择自然是到海边度个假，如果还能弄来一艘游艇那就更棒了：这个完美的方案将自由、安全和无可比拟的舒适度完美融合，让您在私密的巡航旅程中，轻松自如地去探索自然界的壮丽景色。

法拉帝集团在全球游艇界是个响当当的名字，在工程设计与创新方面，拥有业内首屈一指的技术储备。这一切都凸显在集团旗下拥有精湛工艺的八大品牌身上：Wally、Ferretti Yachts、Pershing、Itama、Riva、Mochi Craft、CRN 和 Custom Line。这些品牌的游艇可以满足您的任何需求，留下一段又一段的水上欢愉体验。

每一款型号都完美无瑕地将实用性 with 视觉之美融会贯通。得益于可满足任何需求的精妙设计，例如大空间舱室、直通大海的海滩俱乐部、宽敞明亮的室内沙龙、配有按摩浴缸的户外甲板、健身房、私人影院、以及可为您和亲友带来无尽乐趣与悠闲心境的接驳艇和水上玩具等，法拉帝集团的每一艘游艇都能带给您丰富而高品质的艇上生活。



博星 7X —— 带您领略伊比萨无敌景致的完美游艇

莹剔透的海水，温情浪漫的日落，人间天堂般的海滩……伊比萨岛不但以活力四射的夏日夜场著称，如您有幸驾乘一艘博星 7X 出行，会发现这里还是个适合家庭度假的绝佳去处。作为品牌 “X 世代” 的最新成员，博星 7X 堪称轻快与性能的杰出代表，设计师与工程师们倾尽所能，赋予她独一无二的风格与品质。她长 21 米（约 69 英尺），宽 5.35 米（约 17 英尺），将最新的博星科技与品牌御用设计师 Fulvio De Simoni 笔下的流线型动感外观完美结合，是您探索白岛壮丽海湾，以及前往“博星露台”（Pershing Yacht Terrace）的最佳方式。“博星露台”位于五星级度假村 7Pines 的核心地带，是造型以博星游艇侧翼为灵感的独特酒吧，您可以在这里放飞心绪，一边品尝美味的鸡尾酒，一边欣赏埃斯韦德拉岛的迷人景致。

丽娃 90' ARGO —— 与传奇一起融入克罗地亚克瓦内尔海湾的无限风光

无论您锚泊海上还是驶向岸边，都会发现克瓦内尔湾是您在地中海见过的最风景如画之所在。探索克罗地亚这片热门水域，丽娃 90' Argo（南船座）将是您的理想之选，这艘得名自神话的飞桥艇早已凭借其圆滑的创新设计闻名航海圈，她拥有巨大的船体舷窗与 360 度全景的上层建筑落地门窗，为您确保安全与自由，让您饱览克罗地亚蓝海翠岸间的动人景色。这是艇与自然融为一体的绝妙方式。与此同时，该艇主甲板艉部的艇库内还可存放一个 Williams Sportjet 395 接驳艇和一台水上玩具，任您随兴探索那些神秘的岛屿。如果您想上岸后继续浸淫在经典的丽娃情调中享受美酒佳肴，那就驾艇前往奥帕提亚吧！这个度假胜地从未让全球旅游精英们失望，最令人惊喜的是，位于 Ikador 豪华精选水疗酒店内的丽娃会所与包厢将这家萨尔尼科船厂的纯正精髓完整地封装其中。会所的内部设计重现了风靡上世纪 50 年代的“甜蜜生活风”，再加上不锈钢包边与上漆桃花心木等大量细节装饰，让您的脑海里瞬间闪回那个歌舞升平的黄金年代。



法拉帝 720 —— “携家同游” 波托菲诺海岸的舒适与幸福

坐落于海豚湾及其同名海岬间的波托菲诺小镇，历来都备受全球知名人士的青睐。不来的理由千万种，想来的理由不约而同：欣赏那些令人心醉的美景。对于那些既想跻身上海流社会，又想品味宁静海湾的人而言，这是理想的目的，因为您只有乘船才能抵达这里，而法拉帝 720 便是最佳座驾之一。登上该艇让您感觉如同回到家中。得益于工作团队在设计、装饰与细节上所倾注的心血，这款与众不同的飞桥艇为我们提供了前所未有的品质、舒适与幸福感。在实用性 with 风格塑造方面，法拉帝 720 拥有同级别游艇中罕见的诸多创新，为一种全新的生活理念奠定了基础，那就是：乘风破浪，感受幸福。

定制法拉帝 120' —— 搭乘定制奇迹，畅游直达加勒比

如果您是一位远航爱好者，不妨试试搭乘定制法拉帝 120'，从地中海起航，一路驶向晶莹剔透的加勒比。得益于在任何海况下均可提供一流可靠性与安全性的高品质，这款远洋别墅可以为您带来无可匹敌的舒适海上生活。定制法拉帝 120' 是品牌首款由 Francesco Paszkowski 设计工作室执笔的滑航型超级游艇。从艉阱通向沙龙的玻璃门充满创意：这个呈 45 度角向船艏倾斜的定制玻璃门不仅可以分两扇向左右滑动开启，而且还可以向上仰起遁入天花板。这个天才般的解决方案意味着艉阱区可与室内沙龙打通成一个面积达 80 平方米（约 861 平方英尺）的连贯空间，仅以隔帘和柚木镶板作为区分。除拥有面积超大的船体舷窗之外，该艇的上层建筑落地窗还营造出与海无缝连接的通透感。室外区域中，舒适的飞桥与动感的硬顶在阳光甲板上相互映衬，全景视野与私密性也在此相辅相成。飞桥甲板艉部区域同样备受欢迎，这里配备了按摩浴缸和可移动家具，一面折叠软篷可为该区域遮荫避暑。不使用时，软篷可以折叠收入配有天窗的硬顶内。声学舒适度方面同样受到了极大关注：定制法拉帝 120' 采用了浮动地板设计，并且在室内舱壁及吊顶内填充了辅助隔音材料，以追求最佳隔音效果。

沃利 48WALLYTENDER —— 当完美优雅邂逅翡翠海岸与马达莱纳群岛的自然奇观

水波斑斓的海面映衬着纯净无瑕的自然之美，神级景观外加绝佳的区位优势让撒丁岛翡翠海岸与马达莱纳群岛成为最受沃利船东们欢迎的目的之一。如果您准备从切沃港出发，一路遍访卡拉拉、贝德利和斯巴吉等热门地点，还有什么比驾乘 48wallytender（沃利接驳艇）更好的方式呢？这艘 14.5 米长的游艇不但拥有沃尔沃 IPS 650 发动机带来的 960 马力澎湃动力，她的一切内部设计均以照顾休闲巡航为首要，例如该艇外部区域拥有舒适的座位区、巨大的日光浴垫，以及设施齐全的户外厨房和餐区。在当下的游艇市场，您绝对找不到与 48wallytender 相类似的同型竞品。作为标配，该艇船艏两侧舷窗可以外翻，当您把艇停稳锚定之后，可以以此扩大活动空间。当您在海上潇洒一日后，泊于 Phi 海滩享受日落美景会是个令人愉悦的安排，这里是地中海最酷的露天酒吧之一，您可以一边品尝大师手调鸡尾酒，一边欣赏壮观绝美的地中海落日。



船东专访 —— 我爱博星！

MR. DAVID BOULTER

美国一家大型建筑公司副总裁 David Boulter 和我们聊起了他的博星 62。实际上，他和妻子 Kerry 都是游艇爱好者。此外，Kerry 还是一位很有天赋的女骑手。David 在 10 年前搬到了美国加州，而今则住在佛罗里达州劳德代尔堡一处离海滩很近的地方，当然这也意味着十分靠近他的梦想游艇。

《领衔》：您加入法拉帝集团大家庭多久了？是哪一件产品把您带进来的？

D.B：大约两年前，我有幸成为了一艘博星 62 的船东。但实际上我喜爱这个集团的产品已经很多年了。我本质上是个工程师，但对风尚设计情有独钟。我喜欢任何设计美妙、品质与性能卓越的东西。它们是工程与艺术的激情碰撞。

《领衔》：博星游艇的什么特性最吸引您？

D.B：意大利风尚、顶级的材料和伟大的设计 · · · · · 这是一套无懈可击的组合。另外，我们都生活在同一个世界里，“是时候放松一下了”是这个世界里最大的奢侈，所以能够快速而舒适地从 A 处到 B 处极其重要。作为生活在佛罗里达州的英国家庭，我们喜欢户外活动（这也是我们来此的原因！），所以当博星的船艏门窗通入地下后可将主沙龙和艏阱区域连成一片是个巨大的吸引力。

《领衔》：您最喜欢法拉帝集团哪一点？您为什么会推荐它？

D.B：客户服务、响应力和作为船东的整体体验，在整个行业内是首屈一指的。和法拉帝集团做生意不仅仅是买件产品那么简单，它关乎整体体验，只要客户愿意，您既可充分参与，也可当个轻松的甩手掌柜。对我而言，我喜欢自己驾驶游艇，所以我总是渴望学到更多。也就是说，关键在于法拉帝集团工作人员的素质，我的经验告诉我他们远超预期。

《领衔》：您最喜欢的目的地，或者总能带给您美妙的艇上时光的旅程是怎样的？

D.B：我们很喜欢去巴哈马。但很遗憾，在那里我们最喜欢的地点——Abacos 群岛的 Hope Town 在上一次飓风中损坏惨重 · · · · · 所以，就目前而言，我们最喜欢的是 New Providence 的 Albany，那是个很棒的地方。但，老实说，仅仅只是登上博星游艇漂在水面上就已经是极大的享受。有时候，我甚至会只是一直待在船上就够了，根本不用启航离开码头。

《领衔》：我们知道您跑完了 2020 年迈阿密马拉松的全程，并且您在比赛中穿了件法拉帝集团的衣服。您是怎样把健身和玩艇日程结合起来的？

D.B：太简单了。我们每次玩艇都会带上跑鞋：我太太 Kerry 和我都喜欢在旅途中探索新地点，跑步就是种完美的补充方式。你可以比通常情况下离码头更远的地方，随后在船艏的餐区享用一顿美味的早餐，外加一杯浓郁的意式咖啡。另外，我们还随船携带了两辆自行车，相比跑步，这样我们可以去到更远的地方。

从我个人角度而言，我想分享的是，通过跑 2020 迈阿密马拉松，我成功筹集了 26200 美元的善款捐赠给“许个愿基金会”（Make-A-Wish Foundation）。再次，我想感谢每一位慷慨解囊支持这项善举的朋友。

转载自法拉帝集团官方期刊《领衔》121 期



船东专访 —— Michael Greenberg 的两岸生活

MR. MICHAEL GREENBERG

运动品牌斯凯奇（Skechers）总裁 Michael Greenberg 是一位激情满满的资深游艇玩家。他把他的 2003 款法拉帝 68 和 2014 款法拉帝 800 分别放置在美国东西海岸，以享受太平洋和大西洋的不同。我们坐下闲聊，探索他加入法拉帝大家庭的缘由所在，倾听他的两岸生活，和他最爱的玩艇目的地。

《领衔》：请和我们分享一下您的玩艇历史，这是您一贯以来的激情所在吗？

M.G.：我从小在佛罗里达与船为伴。2003 年我拥有了我的第一艘法拉帝游艇——法拉帝 68，把她停靠在我住处附近的 Marina del Rey 码头。我喜欢她的意式风格，被她的低调与简洁的线条所吸引。她让我爱上了拥有一艘游艇的生活。又过了些年，我去劳德代尔堡游艇展随便逛了逛，看到了当时最新款的法拉帝 800。去之前我没有任何购艇的计划，但是那天我对她一见钟情，当场就直接下单了。买了新船后，我原本计划把她带到加州去，再把原来那艘法拉帝 68 卖掉。但最后我还是决定不卖了，把 68 继续留在佛罗里达，并移到了现在的码头。我感到很幸运，不但可以驾艇领略太平洋的广阔，还可以继续徜徉大西洋和加勒比海。

《领衔》：是什么让法拉帝集团与众不同？

M.G.：法拉帝集团是家市场定位精准、服务经验丰富的公司。当你拜访这家公司时，你可以体验到很棒的服务。他们会采用让你倍感舒适的方式解答你的疑惑、满足你的期待，他们为自己的产品感到自豪。我很享受和法拉帝团队的相处，以及和其他法拉帝船东相互交流的时光。

《领衔》：为什么选了现在拥有的这两款游艇？

M.G.：法拉帝游艇最吸引我的是我所能得到的充足空间感。不同人的需求与用艇目的是各不相同的，我在船上的很多时光是和众多好友和家人们一起度过的。我也很喜欢孩子们最爱的水上玩具，比如能存放在船上艇库里的水上摩托或小快艇，它们都很棒。船上有专门的工作人员照顾我们，其中法拉帝 800 可以轻松容纳 4 名船员，为我们提供全方位的服务。

《领衔》：是什么让您爱上了游艇生活？

M.G.：漂在海面上的感觉特别美好。我这一生总在海上，无论是在加州还是佛罗里达，我都对此充满热情。我喜欢在海上时那种自由自在、彻底解放自己的感觉。

《领衔》：您是否有些最喜欢的玩艇目的地？为什么是它们？

M.G.：如果在加州，我会去卡特琳娜岛，再一路往南到圣迭戈、纽波特，最后直达墨西哥的巴拉德纳维达海滩。这条 1600 海里的航线我至少跑过 150 次。如果在佛罗里达，我会沿着东海岸由南到北反复航行，同样充满了乐趣。今年冬天我打算去特克斯和凯科斯群岛。

转载自法拉帝集团官方期刊《领衔》121 期

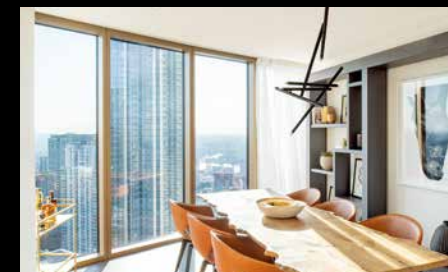


PROPERTY FINDER 房产索引



花园大道10号俯瞰花园大道1号

One Park Drive Wood Wharf



海湾公寓用餐区。室内设计：Goddard Littlefair



第34层 - 三房海湾公寓 - 休息区



海港码头花园和南码头景观



釉面雕花赤陶土立面

One Park Drive

One Park Drive,
由 Herzog & de Meuron 设计
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CANARY WHARF
RESIDENTIAL

One Park Drive

18 PATINA LANE S.W., CALGARY, ALBERTA CANADA



Stunning views & the best in lot location here folks! This walkout bungalow provides an abundance of quality finishings & custom upgrades throughout that exhibit both an attention to detail & a pride of ownership. The floorplan is an entertainer's dream. With a grand foyer, gourmet kitchen, dining room, living room & powder room on the main, and 2 bedrooms, 2 bathrooms (inc. the luxurious ensuite), spacious living room & plenty of storage in the lower level. Featuring oversized windows, multiple skylights, 10ft ceilings plus a 15ft barrel ceiling off the foyer, custom millwork, solid wood doors, high profile baseboard, built in appliances, granite counters, built in speakers throughout, 3D projector with 80 drop down screen... the list of extras goes on and on! The 62 x 162 foot lot has been professionally landscaped to include a waterfall, fish pond, multiple deck & patio areas & an abundance of matures trees. Enjoy a glass of wine & take in the amazing city & downtown views from your upper deck!

Price: USD 1,400,000



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18 PATINA LANE S.W., CALGARY, ALBERTA CANADA



这是居民们可以欣赏到无与伦比的美景和最佳地段！这间简易别墅提供许多优质装饰和升级定制，既注重细节又足以让人引以为豪。平面图是艺人的梦想。主厅有一个宏伟的门厅，美食厨房，餐厅，客厅和盥洗室，以及2间卧室，2间浴室（包括豪华套房），宽敞的客厅和地下大存储空间。内设超大窗户，多个天窗，10英尺高的天花板以及门厅外15英尺高的桶形天花板，定制木制品，实木门，高脚踢脚线，内置电器，花岗岩柜台，整个内置扬声器，带80'下拉屏幕的3D投影仪.....附加功能清单不胜枚举！62 x 162英尺的土地经过专业美化装饰，包括瀑布，鱼塘，多个平台和露台以及大量成熟树木。在平台上一边享用着葡萄酒，一边欣赏美丽的城市和市郊美景！

价格: 1,400,000 美元



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RAHAMILTON DEVELOPMENTS



Luxury river front property 豪华河滨别墅

This luxury river front property has a double wide lot, 4 bedrooms, office, TV room, large storage area, as well as wainscoting in the living room and entrance, with fine woodworking features throughout. 2 gas, 1 wood burning fireplace, 2 jetted tubs, as well as a large hot tub, custom cherry and walnut kitchen with double oven, dishwasher.

这栋豪华的河滨别墅占双宽地块，拥有 4 间卧室、办公室、电视房、大容量储藏区、客厅和入口装有壁板，整套房都贯穿了有精湛的木制工艺。配套设备有双燃气、1 个燃木壁炉、2 个按摩浴缸、以及一个超大热水浴缸、定制樱桃木和核桃木厨房，带双烤箱和洗碗机。

Price: CAD 1,200,000
价格: 1,200,000 加元



Sagebrush acreage

Over 10 acres of fully serviced land ready for development. Located in the Canadian Badlands this property is ideal for building a beautiful home or could be develop commercial into a housing development, or one of many recreational or hospitality attractions. Home of the Royal Tyrrel Dinosaur Museum the area see over 400,000 tourist a year.

超过 10 英亩的服务齐全的土地可供开发。该地产项目位于加拿大荒地，是建造美丽家园的理想之所，也可将商业开发转为住宅开发项目，又或是打造众多娱乐或酒店景点之一。皇家泰瑞尔恐龙博物馆位于该地区，每年接待超过 40 万游客。

Price: CAD 550,000
价格: 550,000 加元



92nd St Grande Prairie

This duplex has 3 bedrooms up and 3 down on each side for a total of 12 bedrooms. Developed as a Rooming House this property has 4 kitchens, 4 bathrooms, 4 laundry rooms and 4 dining rooms. ROI 10% to 15%. New roof, furnaces and hot water tanks, a/c, electrical upgrades, baseboards and casing with all new furniture.

这套复式公寓两侧上下各有 3 间卧室，共 12 间卧室。这套房产开发为出租房，拥有 4 个厨房、4 个浴室、4 个洗衣房和 4 个餐厅。投资回报率在 10% 至 15%。并装有新屋顶、炉子和热水箱、空调、升级电气、踢脚线以及全套新家具。

Price: CAD 315,000
价格: 315,000 加元



The Haven

THE HAVEN, A Country Inn with a full-service boutique gym. 4 Suites with separate entrance are attached to a boutique Gym. Fireplaces, jet tubs, concrete countertops, marble and/or hardwood floors, custom kitchens and fine woodwork. Freshly re-developed with new appliances, furniture, furnaces, a/c, linens, flatware, dishes and security. Asking \$1,100,00 for the whole building.

THE HAVEN 乡村旅馆，拥有全套式服务的精品健身房。4 间套房带通往健身房的独立入口。壁炉、按摩浴缸、混凝土台面、可选大理石或硬木地板、定制式厨房和精细木制品。全新重装，配置了新电器、家具、炉子、空调、亚麻制品、餐具和安保设备。整栋楼要价 1,100,000 加元。

Price: CAD 1,100,000
价格: 1,100,000 加元



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REAL ONE REALTY INC. BROKERAGE



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一个真正宏伟的住宅项目。由 David Small 设计，具备完整的当代风格。在这 0.77 英亩的木质地块上，最豪华的装饰体现得淋漓尽致！所有卧室均为套间、双楼梯、高天花板、4 个落地式壁炉、步入式地下室，以及在豪宅中您所能想象到的一切特色！

售价: 4,950,000 加拿大元 / Price: CAD\$ 4,950,000



2050 Sq Ft Masterpiece In The Highly Sought After Harbourside Condominiums Will Be Your Own Private Waterfront Oasis!

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2050 平方英尺的大师杰作，备受追捧的海港公寓，将成为属于您的私人海滨绿洲！

世界一流的便利设施，包括礼宾服务、咸水泳池、健身房、带烧烤架的花园露台、图书馆、休息室、洗车场等。

售价: 2,200,000 加拿大元 / Price: CAD\$ 2,200,000



Richard Wang, born and grew up in Beijing, moved to Toronto in 2004. Being a Real Estate agent for over 7 Years. I deliver the highest quality and most individualized real estate services to my clients. Ensure that my clients' interests is our top priority. My Extensive realty experience is key for my proven track record of exceeding clients' expectations.

Richard Wang, 在北京出生长大。2004 年来到多伦多，拥有 7 年多的专业房地产经纪经验。为客户提供最优质、最个性化的房地产服务。确保客户的利益是我们的首要任务。我丰富的房地产经验是我可以做到超越客户预期的关键所在。



Mr. Richard Wang

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KTIMATAGORA – LICENSED ESTATE AGENTS



Mesogi Paphos Cyprus. Detached villa in a tranquil location enjoying stunning sea views. Comprising of an open plan living /dining / kitchen area, three double bedrooms, the master one with en suite shower, family bathroom, guest W/C, uncovered veranda and balcony. Externally there is a landscape garden and uncovered parking.

Mesogi Paphos Cyprus (译注: 塞浦路斯帕福斯梅索吉 - 项目名称)。独立的别墅, 位于僻静之地, 坐拥雅致海景。每栋别墅均包含开放式客厅 / 餐厅 / 厨房区域、三间双人卧室、带淋雨套间的主卧、家庭浴室、客房盥洗室、开放式露台和阳台。室外配有景观花园和露天停车位。

Price: USD\$ 470,000 + VAT, Ref: 91130
售价: 470,000 美元 + 增值税, 编号 91130



Kissonerga, Paphos seafront elegantly designed villas. Walking distance to the forthcoming Paphos Marina. The project comprises of eight luxury villas, each developed on a large plot with private swimming pool. Boasting the highest standard of comfort and privacy, an ideal investment for permanent residence or holiday rentals.

Kissonerga, Paphos (帕福斯) 设计优雅的海滨别墅。步行可达即将落成的 Paphos (帕福斯) 码头。该项目由八栋豪华别墅组成, 每栋别墅均配备有私家泳池, 占地面大。拥有最高标准的舒适度和私密性, 是永久居住或假日租赁的理想投资。

Price: USD\$ 2,753,500+ VAT, Ref: 91125
售价: 2,753,500 美元 + 增值税, 编号 91125



Paphos Cyprus luxury apartment with sea views. Comprises open plan living /dining /kitchen area, two double bedrooms, en suite shower, family bathroom and balcony. Highest standards, excellent finishes, private, thermally insulated swimming pool surrounded by decking, children play area, landscaped gardens, allocated private parking, gated area.

Paphos Cyprus (译注: 塞浦路斯帕福斯) 海景豪华公寓。公寓包含开放式起居 / 用餐 / 厨房区域、两间双人卧室、浴室套间、家庭浴室及阳台。高标配置、卓越装饰、私家隔热泳池, 周边甲板环绕, 并配有儿童娱乐区、景观花园以及私家停车位和门控区。

Price: USD\$ 223,500 + VAT, Ref: L90850
售价: 223,500 美元 + 增值税, 编号 L90850



Tala, Paphos Cyprus. Luxury Detached villa in a tranquil location enjoying sea views. The property comprises of an open plan lounge/dining/kitchen area, three double bedrooms, one of them with en-suite bathroom, a family bathroom and balconies, optional swimming pool and luxury specifications.

Tala, Paphos Cyprus (译注: 塞浦路斯帕福斯塔拉)。豪华海景独栋别墅, 优雅娴静。该别墅包括开放式休息 / 用餐 / 厨房区域、三间双人卧室, 其中一个带卫浴套间、家庭浴室和阳台、游泳池和其他豪华装饰可选配。

Price: USD\$ 280,000 + VAT, Ref: L90597
售价: 280,000 美元 + 增值税, 编号 L90597

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GLAMOUR APARTMENTS



Magnificent duplex of 215 m2 with a breathtaking Eiffel Tower view. Situated on the bank of Seine, in the prestigious 16th arrondissement of Paris on Avenue de New York. On the 7th floor of the beautiful haussmannian building with concierge and elevator. It disposes of a spacious living room with terrace, dining room, 5 chic rooms, 3 bathrooms, 5 wc, kitchen, corridors. Big windows, high ceilings, excellent interior.

尊贵双层公寓, 215 平方米空间, 奢享埃菲尔铁塔景观。地处塞纳河畔, 巴黎最著名的十六区纽约大道 haussmannian 建筑第七层, 配有礼宾部和电梯。公寓包含: 宽敞起居室 (与阳台联通)、餐厅、5 间时尚风格房间、3 间浴室、5 间卫生间、厨房、走廊。超大开窗、屋顶挑高、内部设计精湛。

售价 4,270,000 欧元 / Price 4,270,000 €



Luxury and stylish 4 star hotel near Champs Elysees, in the 8th arrondissement of Paris. 2100 square meters, 47 rooms and suits, SPA and sport club, restaurant. Completely renovated in 2015. Turnover between 2 300 000 € and 2 700 000 € per year, occupancy rate 75%. The real jewel in the heart of Paris.

豪华时尚四星级酒店, 地处巴黎第八区, 近香榭丽舍大道。2100 平方米, 包含 47 个房间和套房、水疗和运动娱乐部、餐厅。2015 年整体翻新。年营收可达 2,300,000-2,700,000 欧元, 入住率为 75%。堪称巴黎项上的明珠。

售价 25,000,000 欧元 / Price 25,000,000 €



A splendid villa in the safe and elegant area of Saint-Tropez, near the city center and the beaches of Pampelonne. A beautiful modern house of 390 m2 of living surface, with 7 spacious bedrooms and suites, very chic living room and two terraces, inside and outside kitchens, office, laundry, dressing rooms. South exposure with an outstanding view, wonderful garden. Heated swimming pool with sea salt. Air conditioning, irrigation system, alarm system. High-quality modern equipment (marble, chain parquet, custom-made doors). A real dream of French Riviera!

雅致别墅, 地处高档社区 Saint-Tropez, 临近市中心和 Pampelonne 海滩, 治安良好。房屋具有现代气息, 居住面积 390 平方米, 含 7 个宽敞卧室和套房、时尚起居空间、2 个阳台、内外厨房、办公区、洗衣房及更衣室。南向开放花园, 可尽享丽景。配有海盐温水游泳池。空调、灌溉及警报系统。优质现代设备 (大理石、链式拼花地板、定制门)。实现真正的法国蓝色海岸之梦!

售价 5,800,000 欧元 / Price 5,800,000 €



Amazing spacious apartment in the 16th arrondissement, on Avenue Georges Mandel. Very sought after area of Paris, a stone's throw from Trocadero. Rounded by garden and flooded with light this 240 m2 property disposes of a large entrance hall, double living room, a dining room, 3 beautiful bedrooms with their bathrooms, fully equipped kitchen. Balcony with an Eiffel Tower view. 3,30 m high ceilings, parquet, fireplaces, wonderful interior, elegant furnishings. This property is a definition of prestige and elegance.

第十六区乔治·曼德尔大道开阔公寓地处巴黎最热门区域, 毗邻特罗卡迪罗广场。房屋面积 240 平方米, 四周花园围绕, 光照充足, 包含宽敞门廊、2 间起居室、1 间餐厅、3 间优雅卧室及配套浴室以及精装修厨房。埃菲尔铁塔观景阳台。3.30m 挑高、配有镶木地板和壁炉、内部设计精湛、典雅家装。高贵优雅之选。

售价 4,500,000 欧元 / Price 4,500,000 €



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HOMES IN EUROPE LTD



Beautiful 2 bedroom apartment in Kolonaki, Athens Center for €335,000 on Fokilidou Street with master bathroom

Financial Details
size: 142m
Bedrooms: 2
Bathrooms: 2
floor: 5th with elevator
original construction: 1985
renovated: 2018
private parking: yes
price: €335,000
Suitable for Golden Visa: YES

雅典市中心 Kolonaki 两室公寓，售价 335,000 欧元
位于 Fokilidou 街，主卧自带浴室

财务详细信息
房屋尺寸: 142m
卧室数量: 2
浴室数量: 2
楼层: 5 层，带电梯
始建日期: 1985 年
翻新日期: 2018 年
私人车位: 有
售价: 335,000 欧元
适用于黄金签证



Stunning apartment in Zografou, Athens Center with panoramic views for €290,000 on Pontou Street

Financial Details
Size: 128m
Bedrooms: 2
bathrooms: 2
floor: 6 with elevator
construction: 1968
renovated: 2018
private parking: no
price: €290,000
Suitable for Golden Visa: YES

雅典市中心 Zografou 典藏全景公寓，位于 Pontou 街，售价 290,000 欧元

房屋尺寸: 128m
卧室数量: 2
浴室数量: 2
楼层: 6 层，带电梯
始建日期: 1968 年
翻新日期: 2018 年
私人车位: 无
售价: 290,000 欧元
适用于黄金签证



Gorgeous Flat in Palaio Faliro, in Athens South and walking distance from the beach for €250,000

Financial Details
size: 70m
bedrooms: 2
bathrooms: 1
floor: 3 with elevator
construction: 1978
renovated: 2019
private parking: no
price: €250,000
Suitable for Golden Visa: YES

雅典南部 Palaio Faliro 华丽海滨公寓，步行即达海边，售价 250,000 欧元

财务详细信息
房屋尺寸: 70m
卧室数量: 2
浴室数量: 1
楼层: 3 层，带电梯
始建日期: 1978 年
翻新日期: 2019 年
私人车位: 无
售价: 250,000 欧元
适用于黄金签证



Entry Flat in Poligono, Athens Center for €250,000 on Xristou Mantika street with excellent rent potential.

Financial Details
size: 75m
bedrooms: 2
bathrooms: 1
floor: 2nd with elevator
construction: 1969
renovated: 2018
private parking: no
price: €250,000
Suitable for Golden Visa: YES

雅典市中心 Poligono 入门级公寓，售价 250,000 欧元
位于 Xristou Mantika 街，便于出租

财务详细信息
房屋尺寸: 75m
卧室数量: 2
浴室数量: 1
楼层: 2 层，带电梯
始建日期: 1969 年
翻新日期: 2018 年
私人车位: 无
售价: 250,000 欧元
适用于黄金签证

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亚洲卓越的公务航空产业综合服务商



集团公众号

LUŠTICA DEVELOPMENT A.D.



Marina Village Waterfront Residence Kamelija – NOW AVAILABLE
Blessed with having a prime frontline location, aside from the 360 degrees sea views, they command unobstructed access to the waterfront, marina, beach, the 5* Chedi Lustica Bay hotel, and shopping and dining amenities.

Size: 219 sqm
No of bedrooms: 3

Marina Village Waterfront Residence Kamelija——待售
此地位得天独厚，360度海景环绕，前往海滨、码头、沙滩、5* Chedi Lustica Bay hotel(安岚 Lustica Bay 五星级酒店)、购物和餐饮中心的道路畅通无阻。
规模：219 平方米
卧室数目：3

售价：1,585,000 欧元 / Price: €1,585,000



Unique hillside townhouses – LIMITED OFFER

A desirable transition between the apartments and the stand-alone villas, limited hillside townhouses offering is designed to give residents panoramic views at every level, and offer a peaceful seclusion within reach of the action.

Size: 157 sqm
No of bedrooms: 2

独一无二的山间联排别墅——限量出售
此次限量出售的山间联排别墅兼具公寓和独栋别墅的优点，拥有多层次全景视野，带给您触手可及的隐士生活。
规模：157 平方米
卧室数目：2

售价：845,000 欧元 / Price: €845,000

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LUŠTICA BAY
MONTENEGRO



Marina Village Residence Lipa – NOW AVAILABLE

Surrounded by the elegance and tranquility of the natural setting, this unit has direct waterfront exposure to the marina and maximized vistas further towards the open sea, combined with the vicinity of Lustica Bay beach and vibrant promenade community living.

Size: 56 sqm
No of bedrooms: 1

Marina Village Residence Lipa——待售
这里紧邻 Lustica Bay 海滩，环境优雅而宁静，社区生活充满朝气，出门就是码头，无限放大了大海广阔的美景。
规模：56 平方米
卧室数目：1

售价：336,000 欧元 / Price: €336,000



Marina village – Stand-alone villas

Poised above the hillside overlooking the marina, our stand-alone bespoke villas covet an exclusive haven within Luštica Bay, providing all homeowners with their own Montenegrin paradise of serenity and splendour, perfect for those seeking privacy and unsurpassed luxury.

Size: 450+ sqm

Marina village —— 独栋别墅
耸立山坡、俯瞰码头，我们的独栋定制别墅是 Luštica Bay 独一无二的避风港，为居民创造了一个宁静多彩的黑山式的天堂，十分适合那些追寻隐秘而奢华房屋的人。
规模：450+ 平方木

售价：2,000,000+ 欧元 / Price: €2,000,000+

LUŠTICA DEVELOPMENT A.D.



Centrale coastal homes – EARLY BIRD BENEFITS

Set between the Marina Village and the Gary Player golf course, homes in Centrale will offer numerous amenities – international school, private hospital, shopping mall, promenade and piazza, police and fire station, sport club, free transfer to other resort areas, promenade and piazza, bars, restaurants and many other.

Size: 40 sqm + 24 sqm of yard

No of bedrooms: 0

Centrale 海滨住宅 —— 先到先得

Centrale 的住宅位于 Marina Village (码头村) 和 Gary Player 高尔夫球场之间，这里的便利设施十分丰富，有国际学校、私人医院、购物中心、散步道和广场、警察局和消防局、体育俱乐部、前往其他度假区的免费接送车辆、散步道和广场、酒吧、餐厅以及许多其他设施。

规模：40 平方米 + 24 平方米的庭院

卧室数目：0

售价：128,000 欧元 / Price: €128,000



The Chedi studios – GUARANTEED FIXED TERM RENTAL RETURN

These finest, branded waterfront residences are available as studios and suites. The Chedi Residences represent an excellent investment option, with a guaranteed fixed rental returned.

Size: 48 sqm

No of bedrooms: 0

安岚套间 —— 保证您的固定租金收益

这些品质极佳的住宅既有独立套间也有套房。Chedi Residences (安岚住宅) 是极佳的投资选择，保证您有固定的租金收益。

规模：48 平方米

卧室数目：0

售价：315,000 欧元 / Price: €315,000

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LUŠTICA BAY
MONTENEGRO



Centrale coastal homes – EARLY BIRD BENEFITS

Set between the Marina Village and the Gary Player golf course, homes in Centrale will offer numerous amenities – international school, private hospital, shopping mall, promenade and piazza, police and fire station, sport club, free transfer to other resort areas, promenade and piazza, bars, restaurants and many other.

Size: 111 sqm

No of bedrooms: 3

Centrale 海滨住宅 —— 先到先得

Centrale 的住宅位于 Marina Village (码头村) 和 Gary Player 高尔夫球场之间，这里的便利设施十分丰富，有国际学校、私人医院、购物中心、散步道和广场、警察局和消防局、体育俱乐部、前往其他度假区的免费接送车辆、散步道和广场、酒吧、餐厅以及许多其他设施。

规模：111 平方米

卧室数目：3

售价：310,000 欧元 / Price: €310,000



The Chedi suites – GUARANTEED FIXED TERM RENTAL RETURN

These finest, branded waterfront residences are available as studios and suites. The Chedi Residences represent an excellent investment option, with a guaranteed fixed rental returned.

Size: 116 sqm

No of bedrooms: 2

安岚套房 —— 保证您的固定租金收益

这些品质极佳的住宅既有独立套间也有套房。Chedi Residences (安岚住宅) 是极佳的投资选择，保证您有固定的租金收益。

规模：116 平方米

卧室数目：2

售价：785,000 欧元 / Price: €785,000

OPTYLON CAPITAL

**I/ Prima at Palacio do Comercio (Façade picture)**

Prima Collection's Porto Flagship, Palacio do Comercio is Porto's most iconic residential development, located in the heart of the historical center. Apartments ranging from 1 to 6 bedrooms. Rooftop pool, spa & fitness centers, concierge and room services.

一 / Prima 在 Palacio do Comercio (立面图)

Prima Collection 的波尔图旗舰产品 Palacio do Comercio 是波尔图最具有象征性的住宅小区，位于历史中心的中心地带。公寓有 1 至 6 卧类型。有屋顶游泳池、水疗与健身中心，同时提供礼宾和客房服务。

价格 /Price: From € 340,000 / 340,000 欧元起

**III/ Prima Douradores One (Façade picture)**

Prima Collection latest development is also located in Baixa in a historical Pombaline building. Designed by Arq. Frederico Valsassina, this unique project features 12 high end apartments with comfort, character and elegance at heart, ranging from 1 to 2 bedrooms.

三 / Prima Douradores One (立面图)

Prima Collection 的最新开发住宅区也位于拜沙的一栋历史悠久的 Pombaline 建筑内。这一独特项目由建筑师 Frederico Valsassina 设计，有 12 套体现内在舒适、个性和优雅的高端公寓，有 1 到 2 卧类型。

价格 /Price: From € 500,000 / 500,000 欧元起

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Palacio do Comercio
Rua Sa da Banreira 517, 1D
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Optylon
CAPITAL

**II/ Prima Corpus Christi (Façade picture)**

Prima Collection's Lisbon Flagship, Corpus Christi is an exceptional 18th century monastery, located in Baixa, Lisbon's main touristic and shopping destination. Apartments ranging from 1 to 2 bedrooms. Besides concierge and room services, the project will benefit from several outdoor amenities, as well as world-class restaurants.

二 / Prima Corpus Christi (立面图)

里斯本的主要旅游区和购物天堂拜沙。公寓有 1 至 2 卧类型。除了礼宾和客房服务外，该项目还将得益于多种户外设施以及世界一流的餐厅。

价格 /Price: From € 550,000 / 550,000 欧元起

**IV/ Prima collection**

Prima Collection is Europe's first full-service residential brand, seamlessly blending the luxury of a world-class hotel with the comforts of home. Buyers can benefit from the Golden Visa Program, Property Management solutions, as well as the guaranteed yearly options available.

四 / Prima Collection

Prima Collection 是欧洲首家提供全方位服务的住宅品牌，将世界级酒店的奢华与家庭的舒适完全融为一体。买家可以享受黄金签证计划、物业管理解决方案以及 4% 担保收益选择权。

COUNSEL

**30 % Guaranteed income by Developer over first Three years**

Paramount Hotels & Resorts is an iconic hotel and residential complex located in the of Dubai's prestigious Burj area. This four-tower development, comprising 1,400 luxury serviced hotel apartments and the world's first Paramount Hotel & Residences, will present sumptuous living with a Hollywood flavour.

The multi-level plaza, which links the four 250-metre towers, will offer an eclectic selection of speciality dining, screening rooms, wellness centres, swimming pools, a kids club and retail, including a fascinating Paramount Hotels & Resorts merchandise store.

开发商保证前三年 30% 的利润收入

派拉蒙酒店及度假村是迪拜著名的 Burj 地区的标志性酒店和住宅综合体。这座有 1400 间豪华服务式酒店公寓和世界上第一家派拉蒙酒店及公寓组成的四座塔楼的开发项目，将呈现具有好莱坞风格的奢华生活方式。

这座连接四座 250 米高楼的多层广场将提供各种各样的特色餐厅、影音室、健康中心、游泳池、儿童俱乐部和零售店，包括一家迷人的派拉蒙酒店和度假村商品店。



Dubai Hills Estate is a collection of elegantly designed neighbourhoods set around an 18-hole championship golf course. The 2,700-acre 'city within a city' encompasses Dubai Hills Mall, Dubai Hills Park, a vibrant boulevard, community retail centres, restaurants and much more.

Dubai Hills Estate is most known for its vast stretches of landscaped parks and gardens, winding walkways, and extensive open areas. Completing the trendsetting lifestyle are breath-taking views of the Dubai skyline.

迪拜山庄园是一个为了高尔夫 18 洞锦标赛而精心设计的周边社区集合。占地 2700 英亩的“城中城”包括迪拜山购物中心、迪拜山公园、一条琳琅满目的大道、社区零售中心、餐厅等。

迪拜山庄园最为著名的是其开阔的景观公园和花园，蜿蜒的人行道，以及广阔的开放区域。壮丽的迪拜天际线景色引领潮流生活方式。

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كونسل
COUNSEL
REAL ESTATE BROKERS



At Marina Vista, live a seafront dream right from your door. Each apartment shares a visual connection to the water. Every detail embodies easygoing elegance, perfectly complementing the beachfront setting. Choose between one, two, three and four bedroom beachfront apartments with uninterrupted views of Dubai Marina and the Arabian Gulf. Live life inspired.

Marina Vista 就是您一个触手可及的海滨梦。每套公寓都领略美妙的海景。每一个细节都体现出随和优雅，与海滨环境完美互补。选择一、二、三和四个卧室的海滨公寓，可以尽情欣赏到迪拜码头和阿拉伯湾的壮丽景象。让您的生活充满灵感。



Sweden Island's shoreline will boast 10 prestigious beachfront villas inspired by the beautifully crafted and intricate structure of inverted Swedish Viking vessels. The roof of each majestic seven bedroom residence will resemble the upturned hull of a Viking ship and inside each luxury abode, a stylish interior unfolds. Synonymous with clean lines, stunning design features and functionality, each Sweden Palace offers the very best in modern Scandinavian living.

瑞典岛的海岸线上将建有 10 个著名的海滨别墅，设计灵感来源于瑞典维京船只倒立的精美工艺和复杂结构。每个宏伟的七居室住宅的屋顶将被建为类似于一艘海盗船朝上的船体，每个豪华住宅的内部结构都符合时尚品味。瑞典宫殿是简洁的线条，叹为观止的设计特色和功能的代名词，是现代斯堪的纳维亚人生活中的最高品质。

MICHAEL KEATING INTERNATIONAL



Morning Star Château Estate Vineyard

5 bedroom, 4 bathroom mansion, with a 20 bedroom hotel, cellar door and 30 acre vineyard.
A fully licensed restaurant and venue for weddings, functions, conferences, corporate events.
Improve or develop all or part (STCA) and capitalize on the growth potential that a 156 acre beach side Mount Eliza land holding offers.

5 间卧室，4 间浴室的豪宅，20 间客房的酒店，地窖门和 30 英亩的葡萄园。
一家拥有全部执照的餐厅，可举办婚礼，宴会，会议和公司活动。
可改建或开发全部或部分土地（STCA），并利用有增长潜力的 156 英亩的海滩边的伊丽莎土地。



Loire Estate Vineyard & Lavender Farm

The 4 Bedroom residence on 37 acres offers extraordinary levels of comfort, future-proofed, with no expense having been spared by meticulous owners.
A solar array, heat-pump heated self-cleaning swimming pool and abundance of freshwater storage including a 100m wide, 16ML spring-fed lake.

占地 37 英亩的 4 居室住宅可为您带来无与伦比的舒适感，与时俱进，由细心的业主不惜重金打造而成。
太阳能电池板，热泵加热的自清洁游泳池和充足的淡水储水库，包括一个 100m 宽，16ML 的泉水湖。



South Hampton

5 acres with the best views of Port Phillip Bay
A 9 bedroom lifestyle property.
Home cinema, gymnasium, wine cellar and infinity-edge swimming pool and spa, solar array, Two Tesla fast-charge stations for electric vehicles and a bore with a de-sal/purification plant.
Operating as a corporate retreat business.

可欣赏菲利普港湾的最佳景观的 5 英亩
9 间卧室的乡村住宅
家庭影院，体育馆，酒窖和无边泳池和水疗中心，太阳能电池板，两个特斯拉电动汽车快速充电站以及带脱盐 / 净化装置的钻孔
可作为企业后备业务来经营



Lincolns Inn Fields Residences' London, England

Two bedroom, two bathroom with roof terrace whole floor luxury apartment In London's legal precinct, Lincoln's Inn Residences is a blue chip investment opportunity not to be missed.
Includes private access to the exclusive Club Quarters Hotel and its facilities.
Owners can also receive maid service, room service, laundry and dry cleaning.

位于伦敦法律辖区的两室两卫带屋顶露台的整层豪华公寓，Lincoln's Inn Residences 是一个不容错过的蓝筹投资机会。
包括可使用俱乐部会所酒店及其设施的私人通道。
业主还可以享受女佣服务，客房服务，洗衣和干洗服务。

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LUXURY LIFESTYLE PROPERTY



Palm Jumeirah, Dubai
Custom Design Signature Villa
We are delighted to offer this stunning beach front villa on palm Jumeirah for sale. The house has 5 en-suites bedrooms, private swimming pool, direct beach access.
The house has been extended and upgraded (approx 14,800 sqf plot size + 8,400 sqf internal area).
Price: 11.5 million GBP – 100,410,000 CNY.

朱美拉棕榈岛，迪拜
定制专属特色别墅
我们很荣幸推出朱美拉棕榈岛极具魅力的海滨别墅。这套住宅设有 5 间带浴室的卧室及 1 个私人游泳池，让您与海滩零距离。该住宅现已升级扩建（建筑面积大约 14800 平方英尺，居住面积约 8400 平方英尺）。
售价：1150 万英镑 / 1.0041 亿人民币。



Emirates Hills, Dubai
Stunning Mansion overlooking Emirates Hills Golf course.
Own a magnificent 8 bedroom family villa with 28,000 BUA located directly on the golf course within the prestigious Emirates Hills. This grand villa features the finest in materials used throughout, with hand-picked Italian Marble, handcrafted wooden European Maple ceilings, custom-made Murano glass chandeliers and a full Crestron operating system.
Price: 20 million GBP – 174,500,000 CNY

Emirates Hills 别墅社区，迪拜
Stunning Mansion 可俯瞰 Emirates Hills 别墅的高尔夫球场。拥有一座 8 居室豪华家庭别墅，建成区面积 28000，坐落于 Emirates Hills 别墅社区内的高尔夫球场内。这栋宏伟的别墅配套极尽奢华：精心挑选的意大利大理石、手工制作的欧式枫木木制天花板、定制的摩拉诺装饰玻璃吊灯和一套完整的 Crestron 操作系统。
售价：2000 万英镑 / 1.745 亿人民币

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The Penthouse, Berkeley Square, Mayfair W1
This stunning 3 en-suite Bedrooms penthouse with 2,319 SQFT plus a huge terrace overlooking the Square. Newly refurbished, owner occupied property. The penthouse located in the famous Mayfair, just few steps away from to the famous Annabel's, Sexy Fish Restaurant and Morton's private social club.
Price: 10 million GBP – 87,250,000 CNY.

顶层豪华住宅，伯克利广场，Mayfair 区 W1
这套极具魅力的顶层豪华住宅拥有 3 个带浴室的卧室，面积 2319 平方英尺，还有一个可俯瞰广场的巨大露天阳台。新近装修，业主拥有产权。该顶层豪华住宅位于著名的 Mayfair 区，毗邻著名的 Annabel's、Sexy Fish Restaurant 和 Morton 的私人社交俱乐部。
售价：1000 万英镑 / 8725 万人民币



Central London Investment Opportunity
Triple A trophy asset hotel building
The "201keys" hotel with 123,107 SQFT internal area, located in the sought after area of South Kensington – SW7
The hotel includes restaurant, Bar, Ballroom, meeting room and fitness centre.
· Free hold asset
· 201 rooms
· Total internal area: 123,107 SQFT
· Price on application

伦敦中心投资商机
Triple A 炫耀性资产酒店大厦
“201keys”酒店使用面积 123107 平方英尺，坐落于南肯辛顿抢手地带——SW7
酒店设有餐厅、酒吧、宴会厅、会议室和健身中心。
· 永久产权资产
· 201 间房间
· 总使用面积：123107 平方英尺
· 询价可知



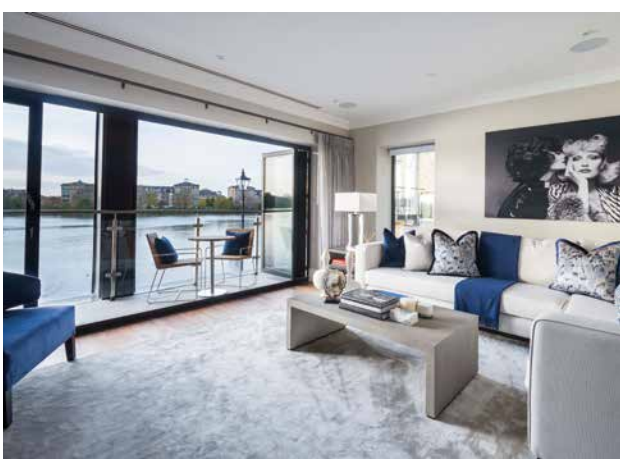
RESIDENTIAL LAND



Palace Wharf, Rainville Road, Fulham, London, W6 9UF
Palace Wharf, 伦敦 Rainville 路 Fulham W6 9UF

A collection of five south-west facing, new build townhouses with parking, overlooking the River Thames. Each unique, three-storey townhouse benefits from three double-bedrooms with en-suite bathrooms and a double reception room with floor-to-ceiling windows and river facing balconies at every level. Set within an exclusive, landscaped, gated re-development of a former Edwardian marble warehouse, along one of the most dramatic stretches of the River Thames. These freehold, three-bedroom townhouses are on the market for £3.5m each (¥31.4m).

这是一幢西南向的新建联排别墅，设有停车场，可俯瞰泰晤士河。每栋独特的三层联排别墅均设有三间含独立卫浴的双人卧室、一间带落地窗的双人接待室以及各楼层的河畔观景阳台。它位于泰晤士河畔最具戏剧性的一段，坐落在一处有门控的独特景观中。它也是爱德华七世时期的一座大理石仓库的二次开发项目。这些永久业权的三居室联排别墅市场上的售价为每栋 350 万英镑 (3140 万元人民币)



60 Bathurst Mews, Bayswater, London, W2 2SB
60 Bathurst Mews, 伦敦 Bayswater W2 2SB

60 Bathurst Mews is a turnkey, three-storey property comprising three-bedrooms and three bathrooms with a large, open-plan living and dining space featuring a vaulted ceiling and Juliette balcony on the first floor, as well as a private garage, luxury cinema room and outdoor terraces. Bathurst Mews is one of the most prestigious and picturesque mews in London and offers residents access to Hyde Park Stables, one of London's last remaining horse riding stables. This exquisite freehold mews house is on the market for £3.15m (¥28.24m).

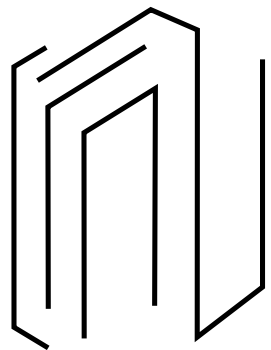
60 Bathurst Mews 是一幢三层楼的交钥匙房产，包括三间卧室和三间浴室，一楼设有大型开放式起居区及用餐区、拱形天花板和朱丽叶（一步式）阳台，并配有私人车库、豪华放映室和户外露台。Bathurst Mews 是伦敦最负盛名、风景如画的由马厩改造而成的住房之一，居民前往海德公园马厩 (Hyde Park Stables) 十分便利，该马厩是伦敦最后仍然保留马匹骑行的马厩之一。这栋具有永久业权的精致住房在市场上的售价为 315 万英镑 (2824 万元人民币)。

Garden House, Kensington Gardens Square, London, W2 4BB
Garden House, 伦敦肯辛顿花园广场 W2 4BB

Overlooking tranquil Kensington Gardens Square, Garden House occupies an island terrace of Grade II listed, stucco-fronted buildings, offering a collection of one, two and three-bedroom apartments. Garden House benefits from an exceptional outlook and is the only building on the square able to offer direct access to the garden – which occupies two acres. Prices starting from £995,000 (¥8.92m).

Garden House 俯瞰宁静的肯辛顿花园广场 (Kensington Gardens Square)，位于一座二级保护岛屿平台上。该建筑正面抹灰粉刷，提供一室、两室和三室公寓。Garden House 外观独特，是广场上唯一一栋可直接通往花园的建筑，占地 2 英亩。售价 995000 英镑 (892 万元人民币) 起。

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瓦努阿图永居签证及公民身份

瓦努阿图 - 南太平洋的世外桃源 - 为您提供永居签证及公民身份。NEU Immigration Consultancy Services (NEU 移民及咨询服务公司) 是经政府批准的代理机构，提供西南太平洋的移民和投资服务，包含：瓦努阿图、斐济、萨摩亚、汤加、所罗门、新西兰和澳大利亚。我们同时也是瓦努阿图发展支持项目 (VDSP) 的市场代理，该项目为那些希望通过捐款获得瓦努阿图公民身份的客户提供服务。

Vanuatu Permanent Residency & Citizenship
Vanuatu is an untouched paradise in the South Pacific offering Permanent Residency Visa & Citizenship. NEU Immigration Consultancy Services is a Government Approved Agent providing Immigration and Investment Opportunities in the South West Pacific – Vanuatu, Fiji, Samoa, Tonga, Solomon, New Zealand & Australia. We are also registered as a Marketing Agent for the Vanuatu Development Support Program (VDSP) which caters for clients wanting to obtain Vanuatu Citizenship for a donation.

瓦努阿图的永居签证，享有以下福利：
The Country's Permanent Residency is for a total of 10 years and has the following benefits;

- | | |
|----------------|-----------------------------------|
| 诸多优势： | Advantages |
| - 可以在瓦努阿图生活及工作 | - Live and work in Vanuatu |
| - 永居签证 | - Permanent Residency |
| - 瓦努阿图 - 避税天堂 | - Vanuatu Tax Haven Status |
| - 第三方永久居留权 | - Third Party Permanent Residency |
| - 支持配偶及子女 | - Sponsor Spouse and children |

- | | |
|-------------------|--|
| 我们为您提供： | WE OFFER |
| - 助力您实现梦想 | - Direct Sales Vanuatu Citizenship |
| - 永居签证 | - Permanent Residency Visas |
| - 当地身份证（驾照及国家身份证） | - Local ID's (Driving License & National ID's) |
| - 私人及公司银行服务 | - Personal & Business Banking Services |
| - 企业登记 | - Registration of Business |
| - 行政服务 | - Administration Services |



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CITISUITES INTERNATIONAL



Central Park as your front garden
中央公园就是您的前花园

A Splendid 3 Bedroom / 3 bath apartment located in the elegant and world renowned and historic Art-Deco Essex House Hotel on Central Park South. Comprising over 2200 square feet and offering a full complement of luxury white glove hotel services.

Essex House 酒店，位于中央公园南部，雍容典雅、举世闻名，其艺术装饰风格历史悠远，拥有 3 间卧室和 3 间浴室。占地超过 2200 平方英尺，提供全套豪华白手套酒店服务。

Price: USD 7,200,000
价格：7,200,000 美元



An investment in luxury living
投资奢华生活

A very sweet one bedroom apartment located in the world renowned Essex House Hotel on Central Park South. Comprising 720 square feet, it offers excellent income opportunities through our in-house rental program, this one bedroom / 1 bath hotel apartment is well suited as a pied a terre.

这是一套非常温馨的一居室公寓，位于中央公园南部，世界知名的 Essex House 酒店内。占地约 720 平方英尺的面积，我们的内部租赁计划为它创造了绝佳的收入机会。这个一室一卫的酒店公寓非常适合居住。

Price: USD 889,000
价格：889,000 美元



A window wonderland in "The Village"
步入仙境的 "The Village"

A stunning and spacious two bedroom / 2.5 bath apartment on Astor Place, ideally located in the NOHO section of Manhattan, within walking distance of NY University, Washington Square and trendy Union Square. 1450 sq ft, it features a comfortable and contemporary living room, master bedroom and guest bedroom with floor to ceiling windows throughout.

阿斯特广场 (Astor Place) 里的一套公寓，拥有令人惊艳且宽敞明亮的两居室及 2.5 间卫浴。它位于曼哈顿 NOHO 区，步行即可到达纽约大学、华盛顿广场和时尚的联合广场。该公寓占地 1450 平方英尺，其客厅、主卧和客房均有落地窗，舒适且具有现代感。

Price: USD 3,095,000
价格：3,095,000 美元



Amazingly beautiful apartment for rent in the heart of Manhattan
曼哈顿市中心的一套非常漂亮的出租公寓

Live in luxury at the Essex House Hotel and enjoy over 150 linear feet of spectacular views as well as beautiful interior space. This extraordinary 2400 sq ft apartment is comprised of 2 full bedroom / 3 full baths, an elegant living room, library/den which may also be used as a bedroom as well as a terrace.

欢迎入住 Essex House 酒店，享受超过 150 英尺的壮观景色和美丽的内部装饰空间。这套 2400 平方英尺的公寓由 2 间全卧室、3 个全套浴室、一个优雅的客厅、图书馆 / 书房组成，该书房也可作为卧室和露台使用。

The monthly rent furnished is USD 28,000
每月租金为 28,000 美元

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VANUATU

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保护您的家人

确保您的财务安全

拥有一个更美好的未来

公民投资计划:

- 单身
- 已婚夫妇
- 已婚夫妇和一个孩子
- 已婚夫妇和两个孩子
- 附加家属

Citizenship by investment for :

- Single
- Married couple
- Married + 1 child
- Married + 2 children
- Additional dependant

附加服务:

- 房地产
- 私人岛屿
- 瓦努阿图国家驾照
- 瓦努阿图身份证
- 瓦努阿图的银行账号 (包括离岸账户)
- 企业创立和永久地址
- 瓦努阿图出生证明
- 海外宣誓仪式
- 瓦努阿图宣誓仪式

Additional services:

- Real estate
- Private islands
- Vanuatu national drive licence
- Vanuatu national ID
- Bank account in Vanuatu (including offshore account)
- business setup and permanent address
- Vanuatu birth certificate
- Oath Ceremony delivery overseas
- Oath Ceremony delivery in Vanuatu

0
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2
个月即可入籍
MONTHS TIME TO
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