





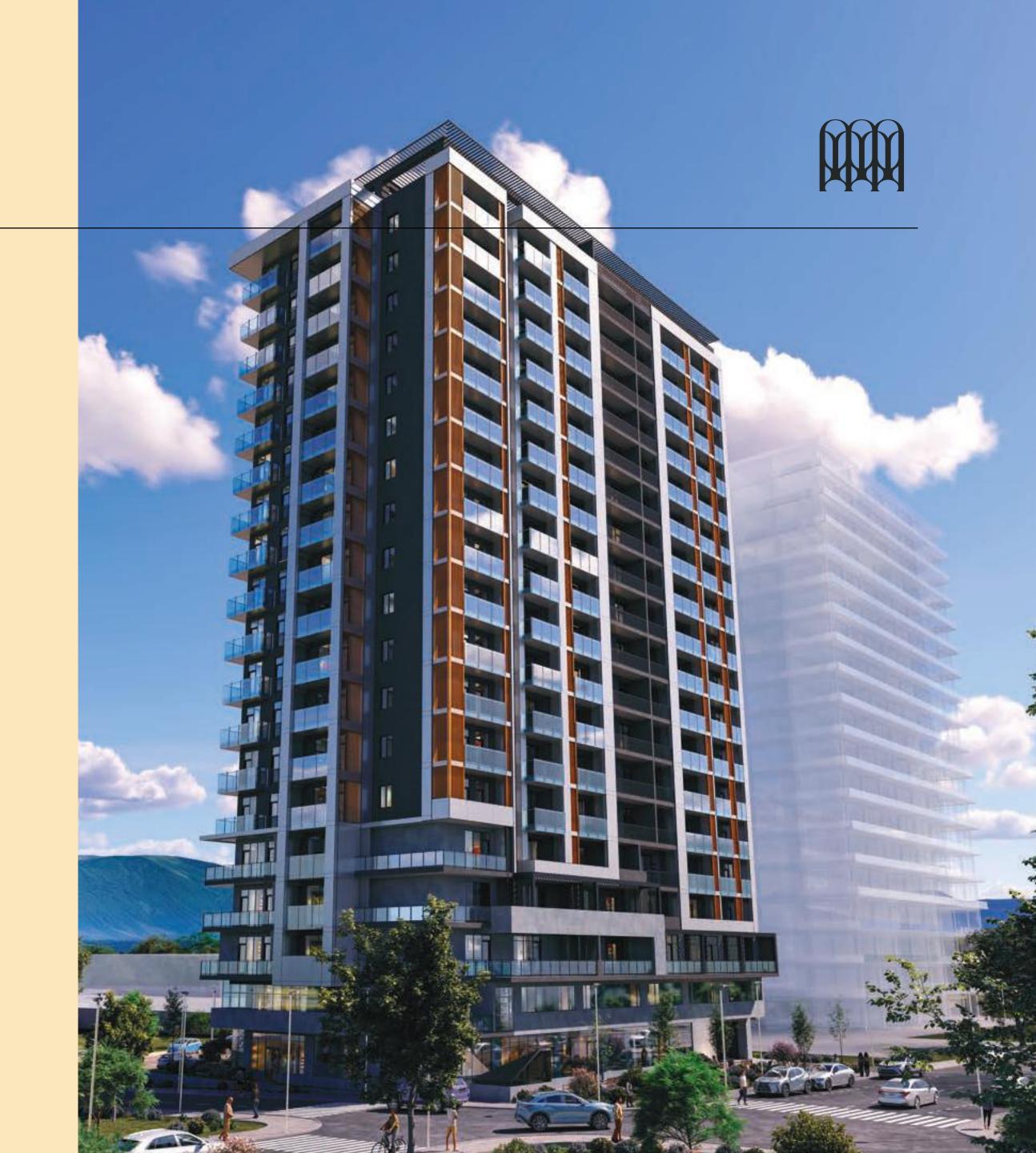
About us:



- The history of Real Palace's architectural creations began in 2011, and since then, it has completed 12 successful projects in Tbilisi and Batumi.
- Our company aims to create real estate that enhances the beauty of the city, the environment, and the country. Our architecture decorates people's lives in every way.
- We create real estate that will benefit you in every way.

About the project

- Alto is a 20-story, premium class modern residential complex that combines outstanding comfort and design focused on modern details, while offering an elevated lifestyle.
- Located in Didi Dighomi, where are all the conditions for a comfortable life: universities, schools, kindergartens, shopping centers.
- The building is a model of modern architecture, with classical shapes, colors and an illuminated facade. Alto expresses architectural excellence and a high standard of living that enhances the lives of people, the country and the environment.











Apartments



65.6 m² 53.9 m² 38.9 m² 60.2 m² 57.7 m² 43.4 m² 89.5 m²



49.7 m²

42.7 m²

43.6 m²

40.1 m²

61.3 m²

Studio

Studio: **25.2** m²

Bathroom: 4.8 m²

Terrace: 6.6 m²



38.9 m²

Living room: 16.2 m²

Bedroom: 11.2 m²

Bathroom: 2.2 m²

Terrace: 8.2 m²



40.1 m²

Living room: 16.9 m²

Bedroom: 11.6 m²

Bathroom: 2.7 m²

Terrace: 9 m²



42.7 m²

Living room: 22.7 m²

Bedroom: 10.7 m²

Bathroom: 4 m²

Terrace: 9.6 m²



49.7 m²

Living room: 24.3 m²

Bedroom: 13.8 m²

Bathroom: **5.6 m²**

Terrace: 11 m²



57.7 m²

Two bedroom

Living room: 22.9 m²

Bedroom #1: **6.2 m²**

Bedroom #2: **9.7 m²**

Bathroom: 3.3 m²

Terrace: **15.9** m²



61.3 m²

Two bedroom

Living room: 28.5 m²

Bedroom #1: **12.4 m²**

Bedroom #2: **9.5 m²**

Bathroom: 3.4 m²

Terrace: 8.2 m²



 $65.5 \, \mathrm{m}^2$

Three bedroom

Living room: 31.2 m²

Bedroom #1: **8.2 m²**

Bedroom #2: **11.1 m²**

Bedroom #3: 7 m²

Bathroom #1: **3.7 m²**

Bathroom #2: **4.1 m²**

Terrace #1: **9.2** m²

Terrace #2: **9.6 m²**



89.5 m²







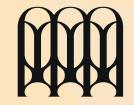








Features of the project:



- 20-storey residential complex;
- Structural height of the building 75 meters;
- I V floors commercial and office spaces;
- 168 apartments;
- 3 level underground parking;
- Completion date 2027.

Completion conditions and deadline



In **Alto**, you will find payment terms tailored to you:

Interest-free internal installments, without surcharges.

Discount in case of a single payment.

Construction will be completed in 2027

Apartments will be delivered in a green frame state.



Technical characteristics of the project

The construction is being carried out using the highest quality materials and modern technologies



Concrete pad composite panels are used on the facade.



Insulated frame for greater energy efficiency



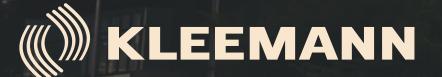
Balconies surrounded by glass Balustrade railings



Modern fire safety systems



ROTO.NT accessories



High-speed elevators by KLEEMANN



DOKA formwork solutions

Reynobond®

Energy-efficient aluminium panels for ventilated facades



Aluminium doors and windows with KÖMMERLING glass

What does the green frame include?



- Central entrance **door** installed in the apartment
- Floor to ceiling aluminium doors and windows, with low emission, energy-efficient double glass package
- Plastered interior walls
- Screed floor, except bathroom
- Electrical wiring according to standard plan, TV and internet cables
- Heating pipework brought to the home radiator, boiler and towel rail points
- Plumbing stucks
- Natural gas central pipe
- Frost proof porcelain tile on balcony
- Facade lighting
- Electrical outlets and water drainage installed on balcony
- Fire and gas **detector** installed in the apartment
- Three high-speed and high load capacity elevators with **UPS system** for passenger, cargo and fire purposes
- Fire protection systems with smoke shafts in corridors and entrances

POST-DELIVERY SERVICES

Real Palace, as a development company, continues to maintain standards after the completion of the project, therefore the living environment is always protected, maintained, and periodically arising needs are successfully resolved.



Complex Manager



Concierge Services



Maintenance of Common areas, hallways and elevators



Fire System Services



24-hour security inspection



Regular cleaning service



Electric generator operation and maintenance

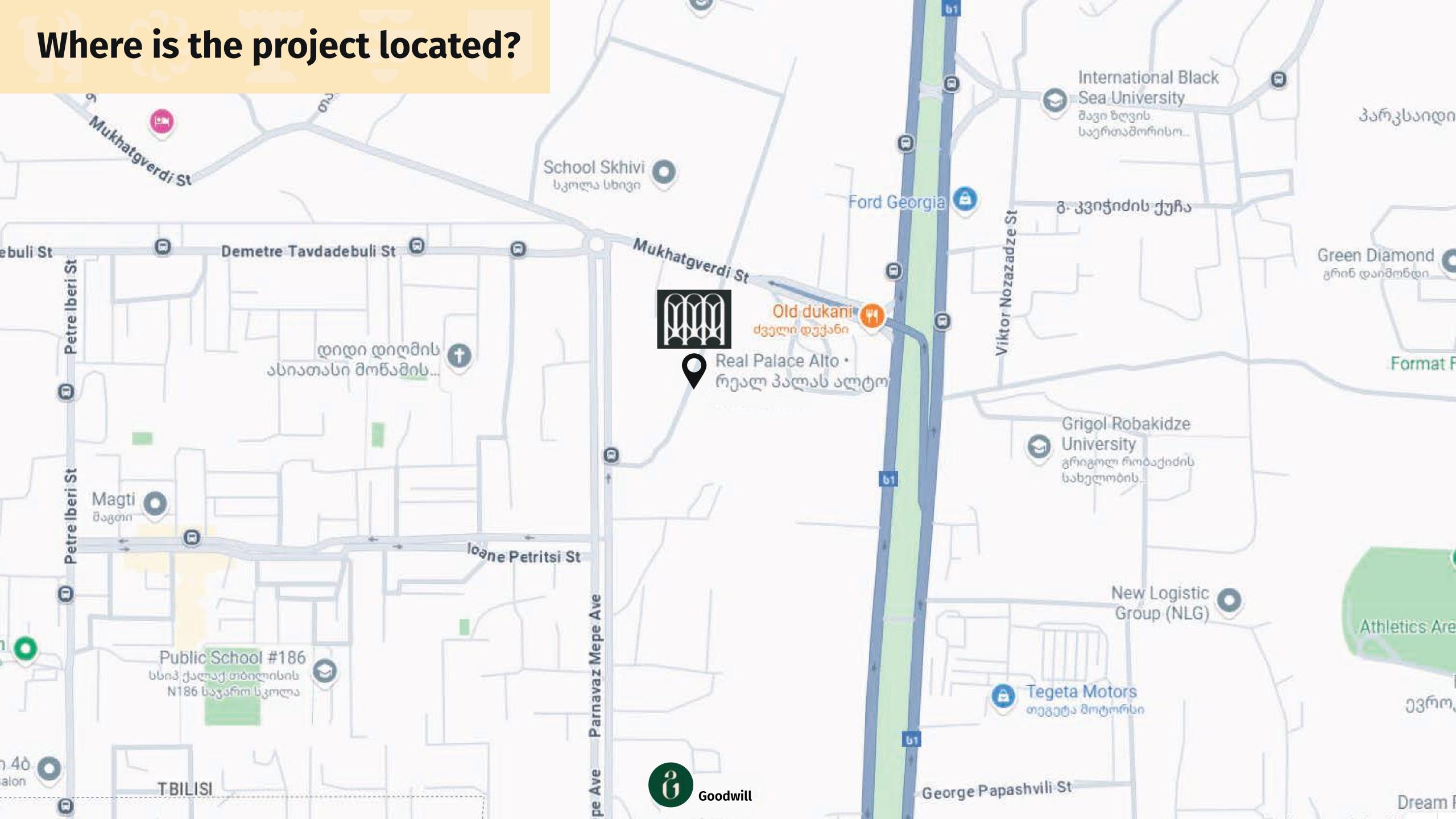


Monitoring of water reservoirs



Greening and gardening







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