



YORKTOWERS
DEVELOPMENT

A SECTOR - MAKHINJAURI





YORKTOWERS

Pioneering Real Estate Development

Since 2016, York Towers has delivered 25+ projects and operates across 6 countries with 9 global branches. With a reputation for excellence, trust, and innovation, the company continues to shape the urban landscape of Georgia and beyond, offering value, security, and modern living experiences.

ABOUT THE PROJECT



A Sector – Makhinjauri is an A class residential complex by York Towers, located between green mountains and and Black sea. It is designed to combine comfort and and ecological well-being.

The project features one residential project surrounded by green scenery and Makhinjauri Beach.

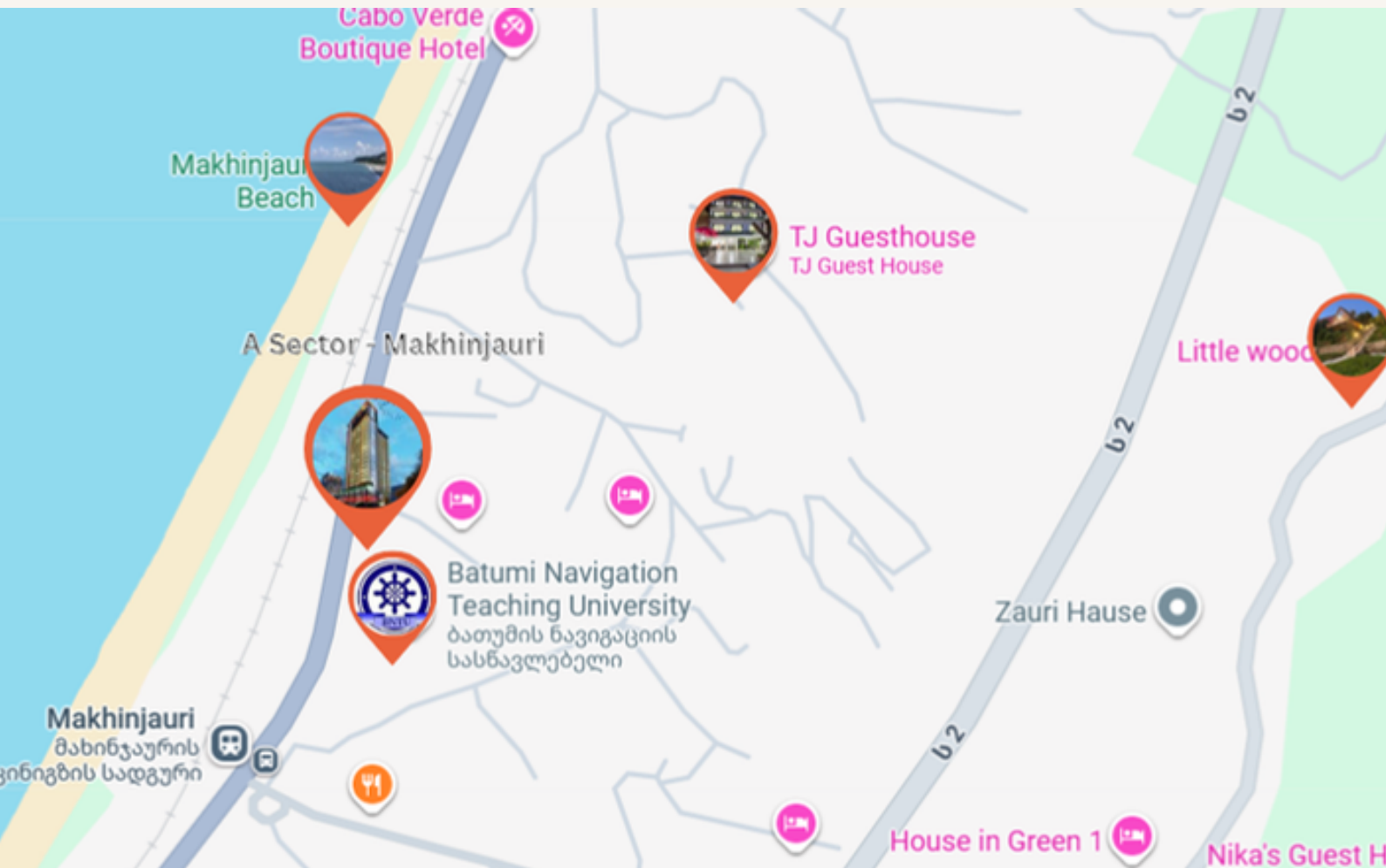


PROJECT SNAPSHOT



- **Total Area: 18946.0 m²**
- **Construction Type: under development**
- **Aluminum Facade**
- **High-quality Green Frame**

LOCATION HIGHLIGHTS



5-MINUTE WALK TO

- Batumi beach
- Hotel Homelike Inn
- Magniti supermarket
- Clinic of the National Surgery Center



10-20 MINUTE DRIVE TO

- Elite Batumi Suburb
- Hotel SMG Palace
- Green cape beach and
- Botanical Garden

AMENITIES



Reception



Working Space



Launge



Underground Parking



Summer Spaces



INVESTOR HIGHLIGHTS



Investment Metric	Value
Rental Yield (Annual)	5-6%
Price Appreciation (Annual)	10%
Monthly rental income	600\$
ROI (annual)	12-15%
Occupation Rate	45-55%

CONTACT INFORMATION

GEORGIA_TBILISI

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Inoffice Business Center, 3rd Floor,
Merab Kostava N43, Tbilisi, Georgia

Working Hours:

Monday - Friday, 10:00 - 19:00

SAUDI ARABIA_RIYADH

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Aknaz Commercial Center, First Floor,
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Working Hours:

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SAUDI ARABIA_ALKHOBAR

+966581493452

Al Shamalia, Al Khobar Corniche, opposite
the waterfront - Intersection 14 behind Jarir
Bookstore, Prince Majed Street, Al-Salem
Building, Al Khobar, KSA

Working Hours:

Saturday - Wednesday, 10:00 - 19:00

EMIRATES_DUBAI

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Office no. 811, SIT Tower, Dubai Silicon Oasis,
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Working hours

Saturday-Wednesday, 10:00 - 19:00

EGYPT_CAIRO

+201010626660

26th of July str., Cairo
governorate, Egypt

Working hours

Saturday - Wednesday, 10:00 - 19:00

SAUDI ARABIA_JEDDAH

+966592940063

NIB (New Image Business Tower), Office
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QATAR_DOHA

+974 4444 0425

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Working Hours:

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EMIRATES_ABU DHABI

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Kamala Tower- Building No. 2 - Al
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Working hours

Saturday-Wednesday, 10:00 - 19:00