
La Dimora
ALBANIA



WELCOME TO ALBANIA

Welcome to Albania, a land where the Mediterranean's timeless allure sparks passion and curiosity, creating a unique atmosphere all its own. Here, the breathtaking geography, the mild Mediterranean climate, and the ever-changing landscapes invite you to experience the beauty of every season, each offering its own distinct charm. From golden sandy beaches to rugged pebbled shores, and lush green mountains that beckon explorers to the heights, Albania's natural wonders are a warm welcome to all. Immerse yourself in a journey through time, where history, culture, and traditions come alive at every turn.




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Reportage.

Reportage Group is one of the largest private international developers with projects in the Middle East and Europe. We are focused and consistent in our objective to provide innovative, modern, and affordable housing solutions that not only offer our investors an outstanding value but also provide home buyers a safe place to live in. Our mission is to be amongst the most trusted real estate companies globally by developing and providing homes that are equally elegant and affordable and provide you with a sense of belonging. We look forward to the upcoming years, and aspire to expand our real estate business globally.



Building legacies in UAE and beyond since 2014



ALBANIA

An Exceptional Investment Opportunity



Stunning Natural Beauty:
Immerse yourself in pristine beaches, rugged mountains, and picturesque villages.

Cultural Richness:
A land steeped in history, vibrant traditions, and a warm Mediterranean lifestyle.

Growing Tourism Industry:
With a consistent increase in international visitors, Albania's tourism sector is booming.

Affordable Living and High ROI:
Competitive property prices and favorable tax policies create exceptional investment opportunities.

Strategic Location:
Positioned as a gateway to Europe, Albania offers seamless connections to neighboring Mediterranean countries like Italy, Greece, and Montenegro.



Away From the Crowd, Closer to You

At La Dimora, every day feels like a retreat. Nestled between the Adriatic waves and the majestic peaks of San Pietro, These exclusive chalets offer a rare escape where tranquillity and accessibility meet. Discover a hidden gem where the charm of the Albanian Riviera awaits—your sanctuary, your story, your La Dimora.



A Rare and Exclusive Escape

Thoughtfully designed chalets that blend Mediterranean-inspired architecture with contemporary finishes, creating a seamless connection between indoor comfort and outdoor beauty.


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la Dimora
ALBANIA





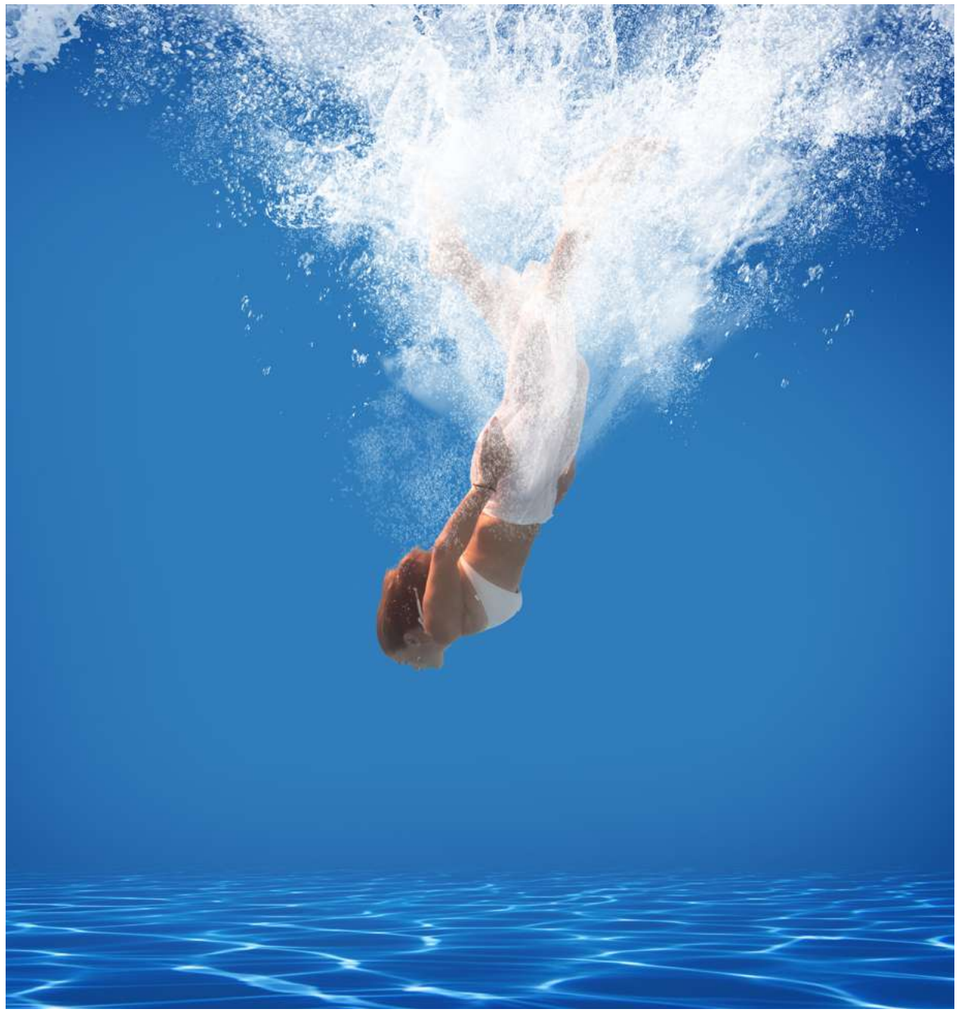


The Hidden Gem of the Albanian Riviera

Experience the perfect balance of peace and proximity.







A Sanctuary of Design and Tranquility

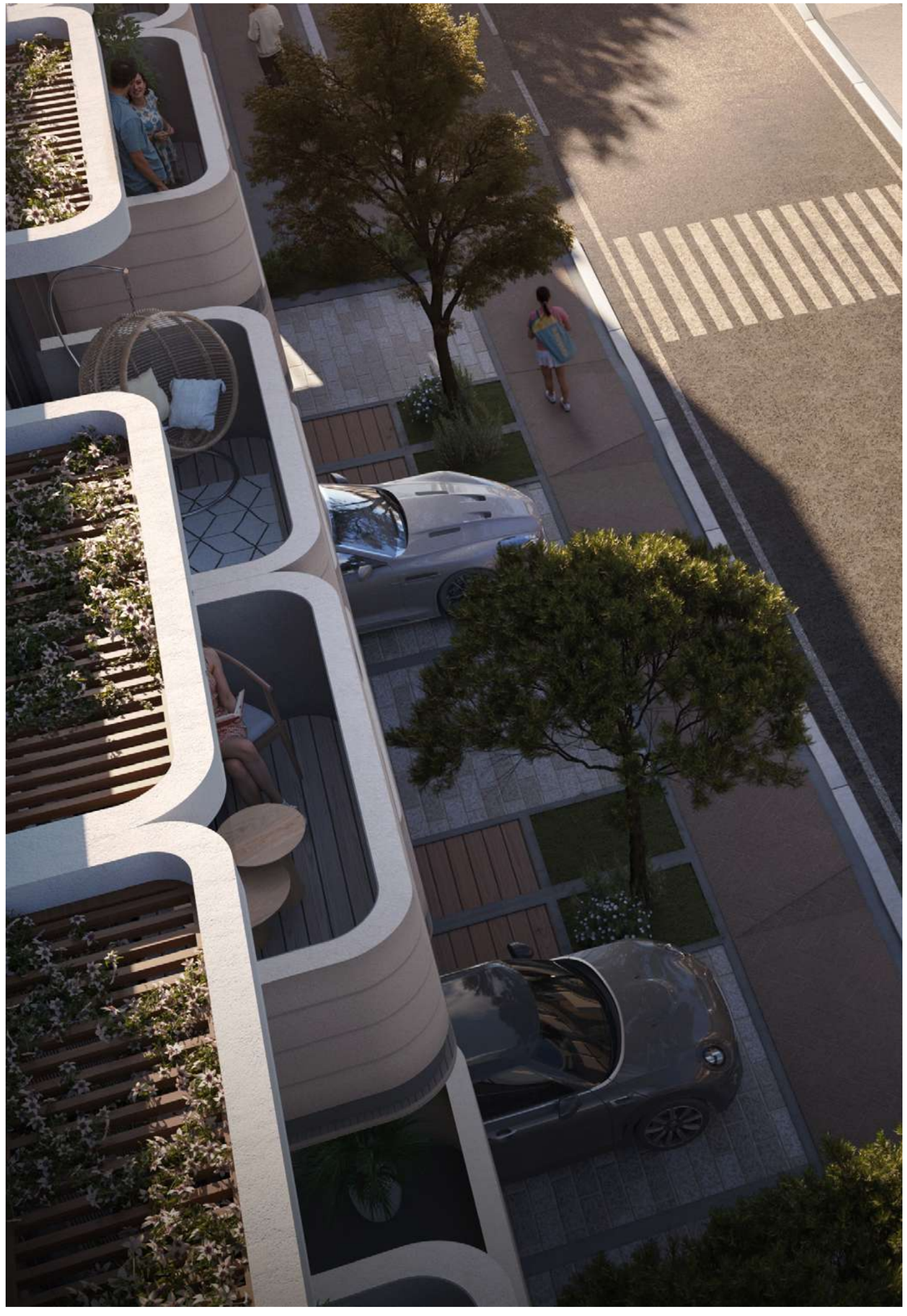
For those seeking to reconnect with the outdoors while enjoying the convenience of modern living

PROJECT DETAILS

Type: **Residential Chalets**

Plot Area: **12064.7 sq.m**

Total Units: **75 units**






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la Dimora

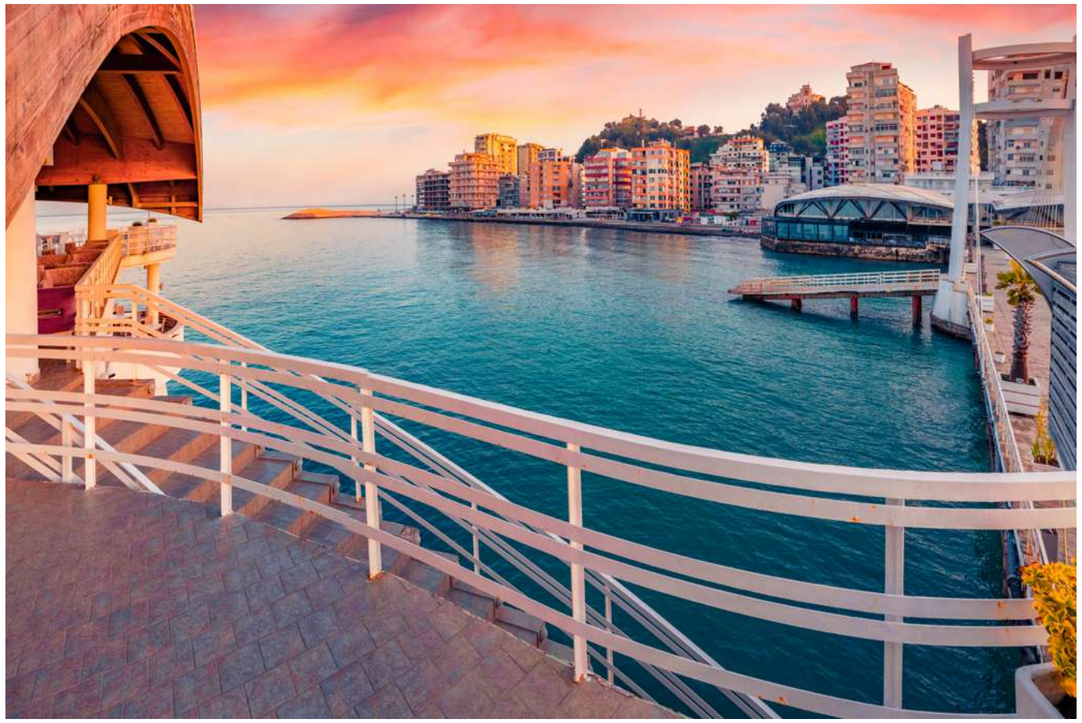

La Dimora



Designed for you

- A short walk to the pristine beach
- Landscaped areas to unwind and relax
- Private parking for each chalet
- Large swimming pool
- Fully equipped gym & fitness center
- Kids' play area for family fun
- Shaded seating areas for leisure gatherings
- Retail zone for convenience at your doorstep

PRIME LOCATION IN THE **HEART OF NATURE**



5 minutes walk to the beach

20 minutes drive to the Cape of Rodon

25 minutes drive to QYTETI DURRËSI

30 minutes drive to Tirana International Airport

40 minutes drive to Rock of Kavaje

40 minutes drive to Skanderbeg Square










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4B-A D01
4B-A D02
4B-A D03
4B-A D04
4B-A D05
4B-A D06
4B-A D07
4B-A D08
4B-A D09
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4B-A B04
4B-A B03
4B-A B02
4B-A B01
4B-B1 E01
4B-B2 E02
4B-B2 E03
4B-B2 F02
4B-B2 F03



UNIT MIX

la Dimora contains different chalets :

Four Bedroom Townhouses : **70 Villas**

Four Bedroom Twin Left : **01 Villas**

Four Bedroom Twin Right : **01 Villas**

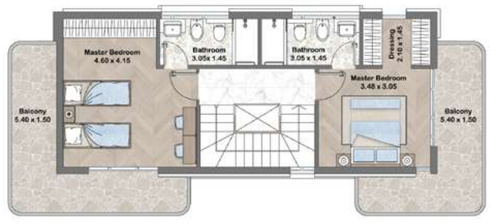
Four Bedroom Standalone : **03 Villas**

Total No. of Units : 75 units

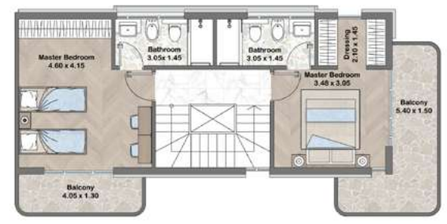
UNIT TYPES

All drawings and dimensions are approximate. Drawings are not to scale and are subject to change without notice. The developer reserves the right to make revisions. The units are measured at typical floors in the building and columns may vary in size depending on the floor level. The furnishing and accessories shown are for representation only. The availability, length and width of the balcony varies depending on which floor and which orientation the unit is located within the building. There will be slight differences in the internal areas between the same unit types depending on the shaft sizes that go through the units.

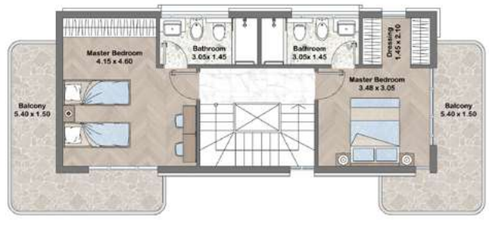




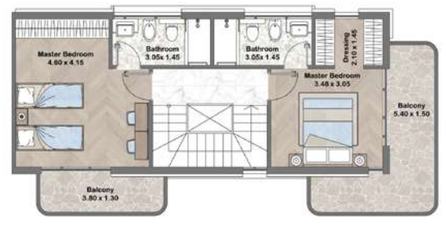
First Floor



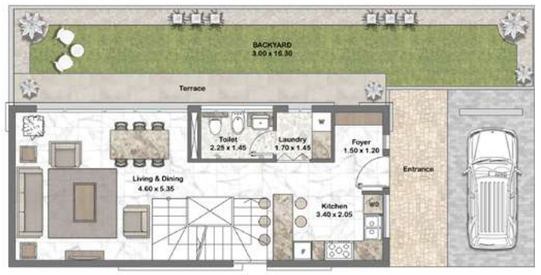
First Floor



Second Floor



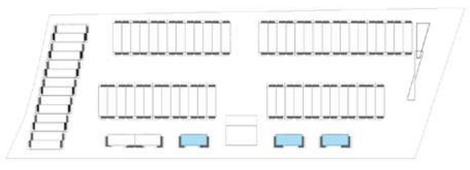
Second Floor



Ground Floor

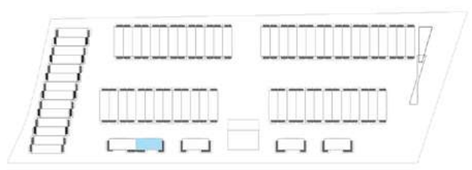


Ground Floor



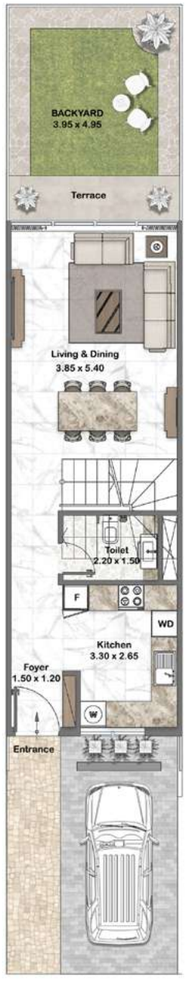
Four Bedroom
Standalone : 03 Chalet

Internal Area	175.3 sq.m
Outdoor Area	121.5 sq.m
Total Area	296.8 sq.m

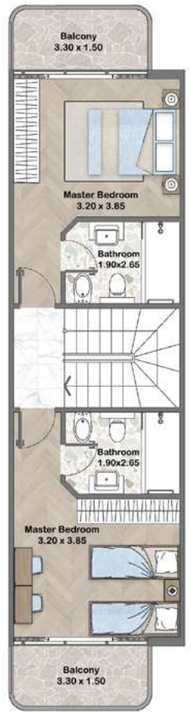


Four Bedroom
Twin Right : 01 Chalets

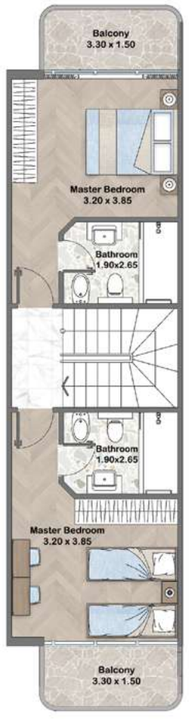
Internal Area	173.5 sq.m
Outdoor Area	105.7 sq.m
Total Area	279.3 sq.m



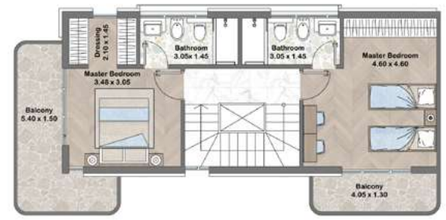
Ground Floor



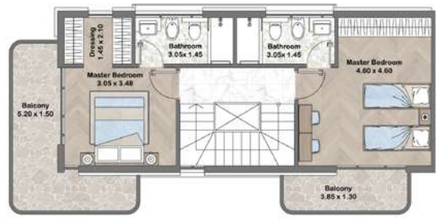
First Floor



Second Floor



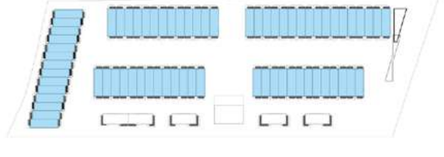
First Floor



Second Floor

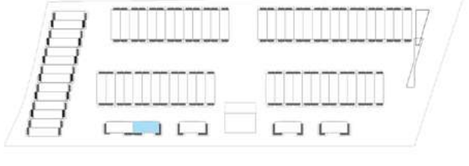


Ground Floor



Four Bedroom
Townhouses : 70 Chalets

Internal Area	155.9 to 159.7 sq.m
Outdoor Area	58.4 to 77.5 sq.m
Total Area	214.4 to 237.3 sq.m



Four Bedroom
Twin Right : 01 Chalets

Internal Area	173.5 sq.m
Outdoor Area	105.7 sq.m
Total Area	279.3 sq.m

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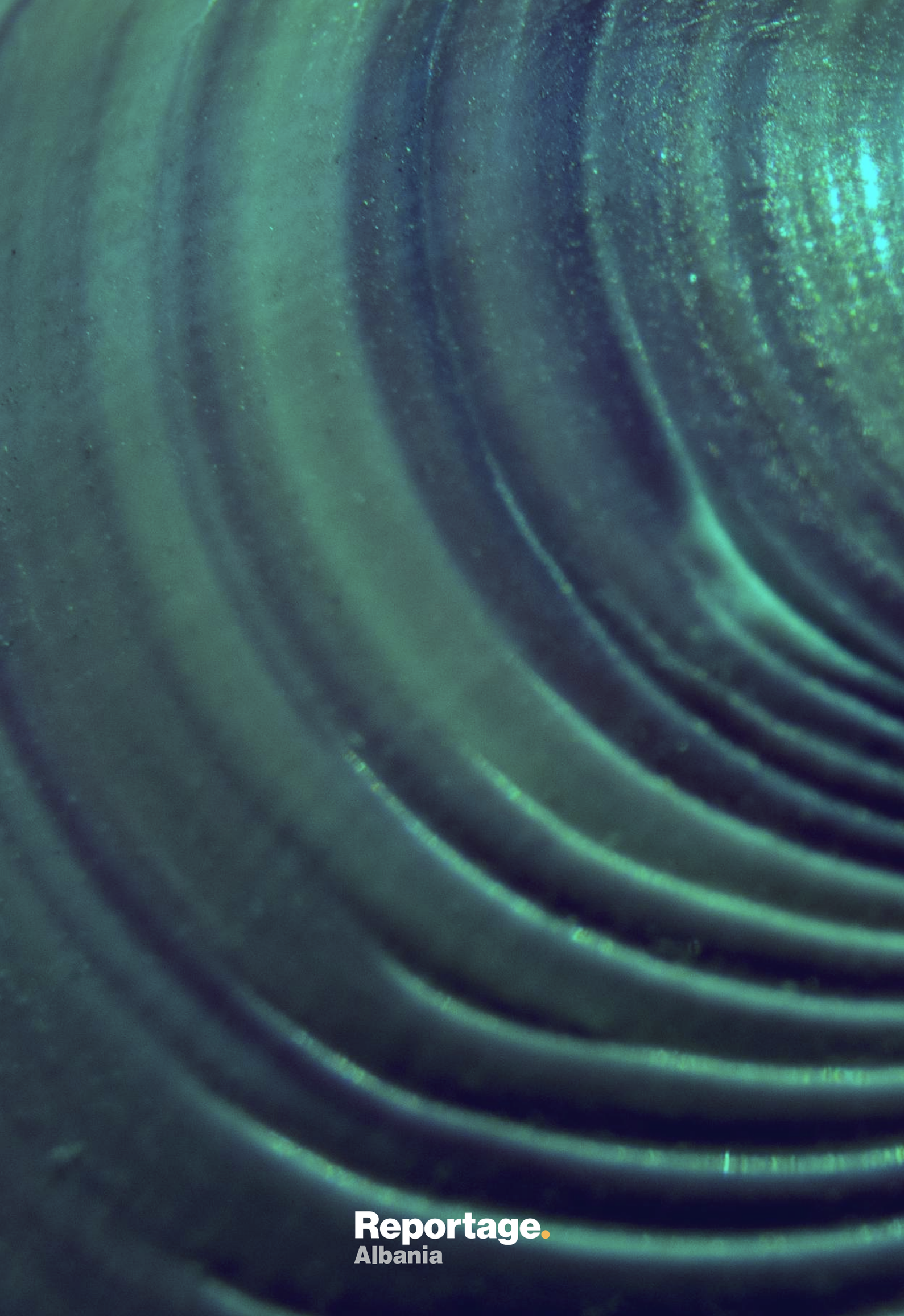
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