

365 BUILD & DESIGN

KYRENIA | NORTH CYPRUS

COMPANY BROCHURE

Building, renovating and looking after your North Cyprus home.

Villas, extensions, pools, roofing, waterproofing and property care. One team, one point of contact, and everyone speaks English.

NHBC certified

The UK quality mark for builders

40 years

of UK construction experience

Fully English speaking

From first message to handover

5-star on Google

Rated by clients across the TRNC

WhatsApp +90 542 883 3240

365bulldesign.com

An officially registered North Cyprus company.

01 Who we are

365 Build & Design is a construction and renovation company based in Kyrenia, North Cyprus. We bring 40 years of UK building experience to villas, apartments and luxury homes across the TRNC, and we build to the standards that experience taught us.

We are NHBC certified, a UK mark of building quality that very few builders in North Cyprus can claim. We are an officially registered North Cyprus company, so you always know who you are dealing with. And our whole team speaks fluent English, so there is no language barrier from your first message to the day we hand over the keys.

Whether it is a new kitchen, a full villa renovation, a pool, a leaking roof or a property that needs looking after while you are away, you deal with one team and one point of contact.

40 years of UK construction experience	NHBC certified, the UK quality mark	Registered North Cyprus company
English speaking team, start to finish	5-star rated on Google	One team design to handover

■ Why people choose us

- **Clear, written quotes.** Itemised by stage, showing what is included and what is not.
- **Honest advice.** If a job is not worth doing, or can wait, we will say so.
- **Local knowledge.** We build for the TRNC climate: summer sun, salt air, winter downpours and clay soil.
- **Design to handover.** We manage the whole project, including planning and permits where they are needed.

Where we work: Kyrenia, Alsancak, Lapta, Esentepe, Famagusta, Nicosia, İskele and across North Cyprus.

Ready to start? Free consultation, no obligation.

WhatsApp +90 542 883 3240

02 Our services at a glance

Renovation and interiors

- Kitchen renovations and bespoke kitchen fitting
- Bathroom renovations and installation
- Tiling: floor, wall, bathroom, mosaic, natural stone, marble, granite, quartz
- Plastering, painting and decorating
- Fitted wardrobes and bespoke furniture
- Underfloor heating

Building and extensions

- New build villas and luxury homes
- Home extensions and loft conversions
- Conservatories and glass rooms
- Pergolas and outdoor living spaces
- Structural works, foundations, concrete, steel and timber frame

Outdoor and lifestyle

- Swimming pool construction
- Pool surrounds and tiling
- Landscaping and garden design
- Driveways, block paving and retaining walls
- Jet washing and exterior cleaning

Installations and services

- Electrical installation
- Plumbing, water tanks and pumps
- Air conditioning installation
- Solar panel installation
- Central heating and boiler installation
- Roofing, roof repairs and gutters
- Waterproofing

Project management and property care

- Full project management, design to handover
- Weekly property management while you are away
- Property maintenance and emergency repairs
- Pre-handover snagging inspections for new builds

Not sure which service you need? Send us a few photos on WhatsApp and we will tell you honestly what it needs. [+90 542 883 3240](https://wa.me/905428833240)

Ready to start? Free consultation, no obligation.

WhatsApp [+90 542 883 3240](https://wa.me/905428833240)

03 Renovation, building and extensions

■ Kitchens, bathrooms, tiling and full villa renovations

Interior work carries on happily through the North Cyprus winter, which is why many owners book kitchens, bathrooms and full villa renovations in autumn. We look after every trade, so you are not chasing a plumber, a tiler and an electrician separately.

- **Bathrooms done properly.** Tanked behind the tiles with a named waterproofing membrane, correct falls to the drain, and ventilation that vents outside.
- **Tiling that lasts.** Proper surface preparation and a full adhesive bed, so floors stay flat and tiles stay put. Natural stone, marble, granite, quartz and mosaic.
- **Specified for hard water.** Serviceable fittings and isolation valves you can actually reach, because scale is a fact of life here.
- **A written scope first.** Itemised by stage before any work starts.

■ New builds, extensions and structural work

From a new build villa to a bedroom added to the side of an existing home, we manage the whole process. Planning permission, drawings and the building permit are part of the project, not something handed back to you.

- **New build villas and luxury homes,** designed and built around your plot and your brief.
- **Extensions, loft conversions, glass rooms and pergolas,** tied in properly to the existing building.
- **Foundations, concrete, steel and timber frame,** with ground conditions and the local seismic setting taken into account.
- **Checks at each stage** as the work goes up, so problems are caught while they are cheap to fix.

Good timing: start the drawings and applications for a spring build now. Permissions take time, and the dry autumn weeks are the best window for groundworks and concrete.

Ready to start? Free consultation, no obligation.

WhatsApp +90 542 883 3240

04 Pools, outdoor living and exteriors

We build swimming pools from scratch, start to finish, and we repair and upgrade existing ones. Common sizes are 8x4, 6x10 and 12x6 metres, but every pool is designed around your plot and how you use it.

- **New pools:** groundworks, structure, waterproofing, balance tank, pump room and pump system, electrics and lights, tiling and surround
- **Existing pools:** full re-grout to make them watertight, retiling, skimmer-to-overflow conversions with waterproofing around the reservoir
- **Outdoor living:** pool surrounds, terraces, pergolas, landscaping and garden design
- **Driveways and walls:** block paving, driveways and retaining walls

Exterior care. Months of 40°C sun and salt air are hard on paint and render. Our exterior painting starts with a wash, cuts back anything loose, repairs cracks and primes where needed, then applies a flexible exterior coating that copes with the Cyprus sun. We also jet wash patios, paving, driveways, terraces, walls, pergolas and pool surrounds, and clear the debris away, ideally before the winter rain.

05 Roofing, waterproofing and installations

North Cyprus buildings face summer sun above 40°C, salt air and winter rain that arrives in short, heavy bursts. We survey first and repair the cause, not just the symptom.

- **Flat roofs and terraces:** falls checked, membranes and upstands detailed properly, reflective finish to cut heat gain
- **Roof repairs, tiles and gutters,** plus damp, cracking and concrete repair, diagnosed before repaired
- **Electrics and plumbing,** including water tanks and pumps
- **Air conditioning,** correctly sized and properly installed
- **Solar panels:** structure, waterproofing and wiring handled by one team
- **Central heating and boilers,** and underfloor heating

Before the rains: exterior work needs dry weather, so book roofing, waterproofing, render and painting early. In Kyrenia, rainfall climbs from a few millimetres in September to around 75 mm in December.

Ready to start? Free consultation, no obligation.

WhatsApp +90 542 883 3240

06 Looking after your property

■ Weekly property management while you are away

Winter is when empty properties get into trouble in North Cyprus: a window left open, a drain blocked with leaves, a loose roof tile, a crack that was not there in September. Once a week we visit, walk the property inside and out and carry out a full audit.

- **We check:** garden, pool, windows, doors, roof tiles, cracking and leaks
- **You receive:** photos, video and a written report by WhatsApp and email, every week
- **Fixed on the spot, included in the monthly fee:** a window left open, leaves blocking drains, a slipped roof tile
- **Reported straight away:** cracks, roof problems, leaks and wall damage, so you decide what happens next

A small monthly fee, and no surprises when you get back. Ask us for a sample weekly report.

■ Property maintenance and emergency repairs

Seasonal checks before summer and before the rains, and prompt repairs when something goes wrong: leaks, storm damage, failed pumps, blocked drains and the small jobs that turn into big ones if they are left.

■ Snagging inspections for new builds

Taking handover of a new apartment or villa? We inspect it room by room before you sign: cracks, hollow tiles, wet areas and falls, terraces, windows and doors, electrics, plumbing and air conditioning. Every defect is photographed and written up in a report you can send to the developer, then we go back and check it has actually been put right. Ideal for overseas buyers who cannot attend handover themselves.

Available for new-build apartments and villas in İskele, Long Beach, Famagusta and Kyrenia.

Why it matters: once you have signed and paid the final instalment, getting defects put right becomes much harder. Inspect before you sign, and book it while the weather is dry so water tests can be done properly.

Ready to start? Free consultation, no obligation.

WhatsApp +90 542 883 3240

07 How it works

From first message to finished project, the process is the same, and you always know what happens next.

1

Get in touch

Message us on WhatsApp, call, or use the website. Tell us what you need. Photos and videos help a lot. Consultations are free and carry no obligation.

2

We visit and survey

We come to the property, look properly at what is there and talk through your options in plain English.

3

Written, itemised quote

Every job is broken down by stage, with what is included and what is not. No lump sums, no guesswork.

4

Planning and permits

For extensions, new builds and structural work we handle planning permission and building permits as part of the project. Smaller jobs often need none, and we will tell you which is which.

5

We build

One team and one point of contact. Payments are linked to finished stages and agreed in writing. You are kept up to date by WhatsApp throughout.

6

Snagging and handover

We go through everything with you and put right anything that is not as it should be before you sign off.

7

We look after it

Property maintenance and weekly property management keep your home and your investment safe, especially when you are away.

Smaller jobs follow the same steps, just faster.

Ready to start? Free consultation, no obligation.

WhatsApp +90 542 883 3240

08 Good to know

Does your whole team speak English?

Yes. Everyone you deal with speaks fluent English, from your first message to final handover, so you are never left guessing what was said or agreed.

Are you a registered company?

Yes. We are an officially registered North Cyprus company, NHBC certified, with 40 years of UK construction experience.

How much will it cost?

Every property is different, so we quote after seeing it. You get a written, itemised quote showing each stage, what is included and what is not. Consultations are free.

Can you run the project if I live abroad?

Yes. Many of our clients are overseas. We keep you updated by WhatsApp and email, and once the work is finished our property management service can keep an eye on the property for you.

Do you handle planning and permits?

For extensions, new builds and structural work, yes. Planning permission and building permits are part of the project. Many smaller jobs do not need them, and we will tell you which is which.

When is the best time to book?

Exterior work such as roofing, waterproofing, render and painting needs dry weather, so book before the winter rains, ideally by October. Interior work such as kitchens, bathrooms and tiling carries on through winter, so autumn is the time to plan it.

How do payments work?

Payments are linked to finished stages of the work and agreed in writing before we start. Any change to the scope is priced and agreed in writing first.

Which areas do you cover?

Kyrenia, Alsancak, Lapta, Esentepe, Famagusta, Nicosia, İskele and across North Cyprus.

How do I get started?

Message us on WhatsApp with a few photos and a short description. We will come back to you and arrange a visit.

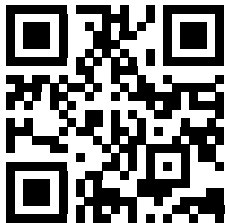
Ready to start? Free consultation, no obligation.

WhatsApp +90 542 883 3240

365 BUILD & DESIGN

Let's talk about your property.

Free consultation. No obligation. Just honest advice.



Scan to message us on WhatsApp

Send a few photos and a short description.
We'll come back to you and arrange a visit.

WHATSAPP **+90 542 883 3240**

CALL **+90 542 883 3240**

WEBSITE **365bulldesign.com**

BASED IN **Kyrenia, North Cyprus**

NHBC certified | 40 years of UK experience | Registered North Cyprus company
Fully English-speaking team | 5-star rated on Google