



GORICA RESIDENCE

WWW.GORICA-RESIDENCE.COM

A NEW STANDARD OF LAKESIDE LIVING IN OHRID

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Above the Lake. Beyond Expectations.

NESTLED ON THE PRESTIGIOUS GORICA HILL, OVERLOOKING THE TIMELESS BEAUTY OF LAKE OHRID, GORICA RESIDENCE IS A PRIVATE COLLECTION OF EXCEPTIONAL HOMES CREATED FOR THOSE WHO APPRECIATE SERENITY, REFINED ARCHITECTURE AND EFFORTLESS LIVING.



SURROUNDED BY NATURE AND JUST MOMENTS FROM OHRID'S VIBRANT CENTRE, IT OFFERS A RARE BALANCE BETWEEN COMPLETE PRIVACY AND EVERYDAY CONVENIENCE.

WHERE NATURE MEETS PRESTIGE

SOME LOCATIONS ARE SIMPLY IMPOSSIBLE TO RECREATE.

Positioned above the crystal waters of Lake Ohrid, Gorica Residence enjoys one of the region's most desirable addresses, where centuries of natural beauty meet contemporary living.

*A NEW STANDARD OF
LAKESIDE LIVING IN OHRID*



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WHETHER ENJOYING PEACEFUL MORNINGS OVERLOOKING THE LAKE OR
EXPLORING OHRID'S CULTURAL HERITAGE, EVERYTHING IS WITHIN EASY REACH.



5km
Ohrid
CITY CENTRE



50m
Lake Ohrid
WATERFRONT



15km
Ohrid St. Paul
THE APOSTLE AIRPORT



35km
Galicica
NATIONAL PARK

DESIGNED AROUND LIGHT

Every residence has been carefully conceived to maximise natural light, openness and uninterrupted lake views.

Generous floor plans, expansive terraces and floor-to-ceiling glazing create interiors that feel calm, spacious and seamlessly connected with the surrounding landscape.



With only 42 exclusive residences, privacy remains one of the project's greatest luxuries.





TIMELESS BY DESIGN

ARCHITECTURE SHOULD NEVER COMPETE WITH NATURE, IT SHOULD COMPLEMENT IT.

The clean contemporary lines of Gorica Residence are softened by natural materials, warm textures and elegant proportions, allowing every residence to become part of its surroundings rather than stand apart from them. Large glass facades invite daylight throughout the day while framing spectacular panoramic views.

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MORE THAN A RESIDENCE

GORICA RESIDENCE HAS BEEN **DESIGNED AROUND A SIMPLE PHILOSOPHY:**
Everyday living should feel effortless.

Residents enjoy carefully selected services and amenities that elevate daily life, allowing more time to experience everything Ohrid has to offer.

EVERY DETAIL CONSIDERED

Residents benefit from an exclusive collection of lifestyle amenities, thoughtfully designed to complement modern living.

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Wellness
& Spa



Fine Dining
Restaurant



Reception
Services



Housekeeping



24/7
Security



Private
Parking

EVERYTHING IS CURATED TO DELIVER COMFORT, CONVENIENCE AND PEACE OF MIND.

CRAFTED TO LAST

Every detail reflects an uncompromising commitment to quality.

Premium materials, carefully selected finishes and contemporary construction standards come together to create homes that are elegant, functional and built for generations to come.

**NATURAL LIGHT, SPACIOUS INTERIORS AND
REFINED CRAFTSMANSHIP DEFINE EVERY RESIDENCE.**

SPACE DESIGNED AROUND YOU

Open layouts encourage effortless movement while generous terraces extend the living experience outdoors.

Every residence is designed to provide privacy without sacrificing connection to the surrounding landscape.

**LARGE PANORAMIC WINDOWS TRANSFORM
EVERY SEASON INTO PART OF THE INTERIOR EXPERIENCE.**

A RARE OPPORTUNITY

EXCEPTIONAL PROPERTIES BECOME INCREASINGLY RARE OVER TIME.

With only forty-two residences, Gorica Residence represents a unique opportunity to secure a home in one of Europe's most remarkable lakeside destinations.

Whether intended as a permanent residence, a holiday retreat or a long-term investment, the combination of an exclusive location, limited availability and growing international appeal creates lasting value for generations to come.

Professional rental management services also offer owners the opportunity to generate income while enjoying complete peace of mind.



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WHY GORICA RESIDENCE?

42 EXCLUSIVE RESIDENCES

A LIMITED COLLECTION DESIGNED
FOR EXCEPTIONAL LIVING.

HOTEL-INSPIRED SERVICES

THOUGHTFULLY CURATED AMENITIES
THAT ENHANCE EVERYDAY LIFE.

PANORAMIC LAKE VIEWS

UNINTERRUPTED VIEWS ACROSS ONE OF
EUROPE'S OLDEST AND MOST BEAUTIFUL LAKES.

CONTEMPORARY ARCHITECTURE

TIMELESS DESIGN SHAPED BY SIMPLICITY,
ELEGANCE AND NATURAL LIGHT.

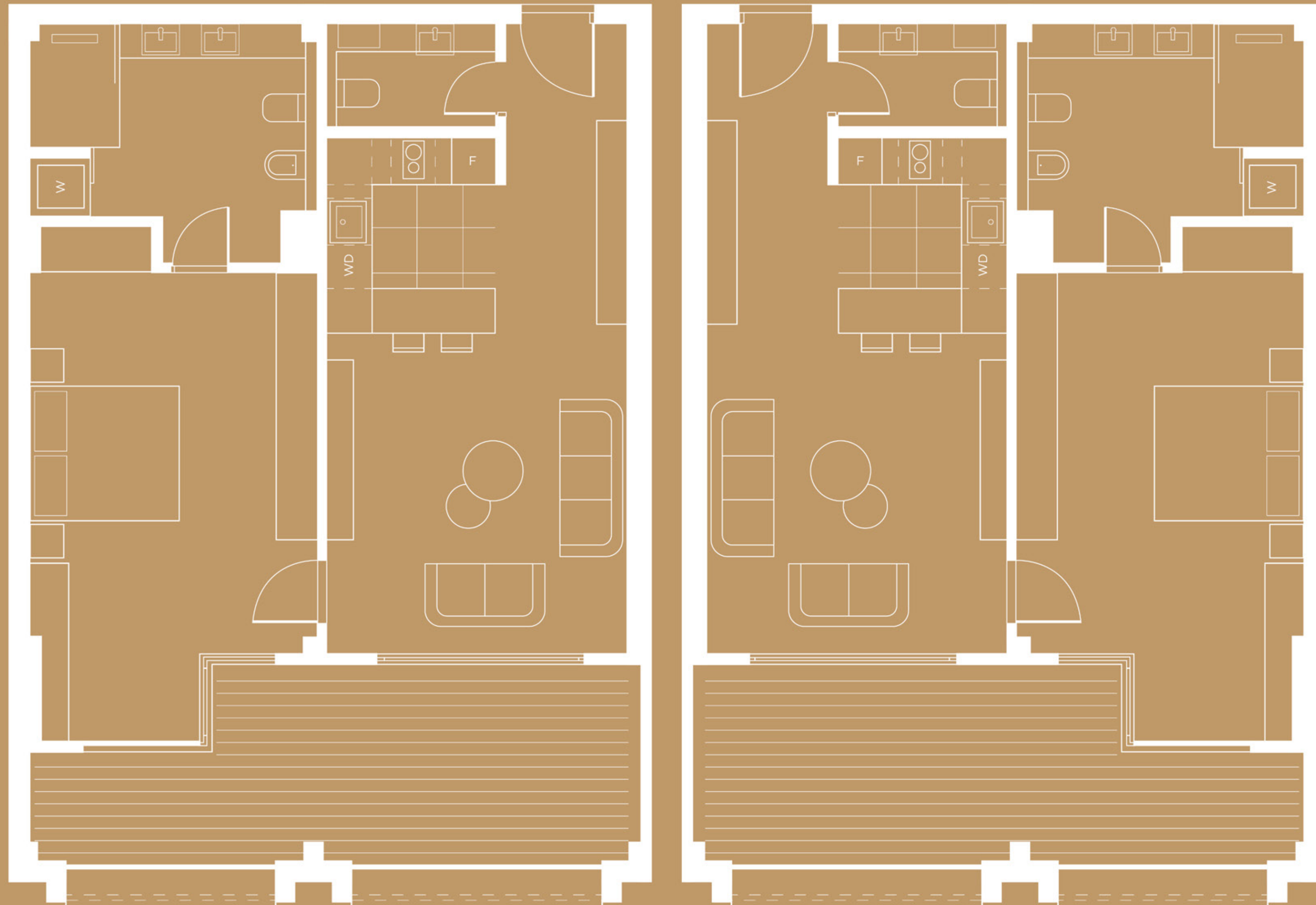
PRIME LOCATION

AN EXCLUSIVE ADDRESS SURROUNDED BY NATURE,
ONLY MINUTES FROM OHRID'S HISTORIC CENTRE.

LONG-TERM VALUE

A RARE PROPERTY WITH
ENDURING INVESTMENT POTENTIAL.

RESIDENTIAL UNIT FLOOR PLAN





GORICA RESIDENCE

LIVE ABOVE THE LAKE.

A private address. | An extraordinary setting. | A lifestyle shaped by nature.

GORICA RESIDENCE



WHERE EVERY VIEW BECOMES PART OF HOME.

