MG INVEST

CORPORATE PORTFOLIO

OUR PROJECTS



MG INVEST

INVESTMENT GROUP

OUR PROJECTS

Residential Development | Solar energy |
Hospitality | Sports and Entertainment

SOFIA / VARNA / PLOVDIV / PLEVEN



COMPANY PROFILE

WHO ARE WE

MG Invest is a Bulgarian investment company with integrated capabilities across the full investment lifecycle. Our portfolio spans four key sectors — residential real estate, hospitality, green energy, and sports & entertainment — with a focus on strategic locations, long-term value and sustainable growth.

4 cities

SOFIA VARNA PLEVEN PLOVDIV

1 500+

Residential units delivered across Bulgaria

250 000 m²

Built-up area

11 MW

Photovoltaic Parks' Capacity

Mission

To develop sustainable, future-ready investments that generate consistent long-term value.

Vision

To become the trusted partner of choice for investors across the region.

BUSINESS PLATFORM

CORE ACTIVITIES

01 Strategic investment in residential developments and high-potential real estate assets

02 End-to-end project development, construction and asset management

03 Real estate sales and commercialisation focused on long-term value

04 Investment in hospitality, sports and entertainment destinations

05 Development and operation of photovoltaic parks and green energy assets

SELECTED DEVELOPMENTS

COMPANY PORTFOLIO

KEY FIGURES

4	CORE INVESTMENT SECTORS
15-25%	AVERAGE RETURN ON INVESTMENT (ON NATIONAL LEVEL)
30+	COMPLETED INVESTMENT PROJECTS
7+	YEARS OF EXPERIENCE

COMPANY PORTFOLIO

MARKOVO

Minutes from Plovdiv. More space for life.

A residential project created around space, nature and a sense of calm. The architecture follows the natural contour of the landscape, bringing together spacious homes, private gardens, rich landscaping and dedicated areas for relaxation.

12 row houses
10 single-family houses
6 apartments
53%+ landscaped areas

Luxurious homes with generous terraces, private garages, contemporary energy-efficient systems and immediate proximity to the city.





PLOVDIV, BULGARIA

UNDER CONSTRUCTION

ENSO 2

ENSO 2 is a contemporary residential complex in the Belomorski district of Plovdiv, located at the foothills of the Rhodope Mountains and approximately 10 minutes from the city center. The project combines convenient urban connectivity with a quiet and peaceful residential setting.

The development comprises 176 apartments across three buildings, complemented by parking spaces, garages and commercial units. Rich landscaping, internal pathways and dedicated relaxation areas create a well-organized environment for contemporary urban living.

ENSO 2 is MG Invest’s first project in Plovdiv and an important milestone in the expansion of the company’s residential portfolio.

PLOVDIV, BULGARIA

UNDER CONSTRUCTION





MG INVEST

COMPANY PORTFOLIO

IRIS

IRIS is a contemporary residential complex in Varna, designed around functional homes, everyday comfort and a well-organized living environment.

The development comprises 228 apartments across 2 residential blocks with 6 sections, with a total area of 21,000 sq m.

The mix includes 33 studios, 175 one-bedroom and 20 two-bedroom apartments, offering options for first homes, family living and investment.

Parking includes 181 parking spaces and 47 garages, integrated into the overall layout of the complex.



VARNA, BULGARIA

RESIDENTIAL DEVELOPMENT

GARDEN

GRADINA is a new contemporary residential complex in Varna, located in the Kaysieva Gradina district — an area with convenient access to retail, educational facilities and public transport, close to Jumbo and with easy connections to Varna Airport.

The project comprises 171 one- and two-bedroom apartments, arranged across three entrances and nine residential floors, complemented by parking spaces and garages. Functional layouts and a well-organized residential environment are designed with a focus on comfort, practicality and a calm everyday lifestyle.

GRADINA expands MG Invest's residential portfolio in Varna with a project that combines strong urban connectivity, contemporary architecture and solid long-term value potential.

VARNA, BULGARIA

UNDER CONSTRUCTION



SHIVANA, COMPLEX OF HOUSES

SHIVANA RESIDENCE
Created for life at your own pace.

A boutique residential complex of 21 independent two-storey houses in the Priboy area of Varna, designed around privacy, nature and everyday comfort.

Private gardens, individual access, contemporary architecture, rich landscaping and proximity to the seaside create a distinctive environment for both year-round living and long-term value.

21 houses
Private gardens
Outdoor pool & landscaped shared areas
Close to the seafront and the center of the city

VARNA, BULGARIA

UNDER CONSTRUCTION





VARNENCHIK 1

VARNENCHIK is a contemporary residential building in Varna.

The project comprises 54 apartments with one, two or three bedrooms, complemented by outdoor parking spaces and private garages. Selected residences offer panoramic views of Varna Lake and the city, while a solar power system helps optimize energy costs for the building’s common areas.

The building enjoys an excellent urban location between Kaufland and Jumbo, with convenient access to retail, services and everyday amenities within walking distance.

VARNENCHIK further strengthens MG Invest’s residential portfolio in Varna with a well-positioned development that combines contemporary architecture, excellent connectivity and long-term value.





VARNA, BULGARIA

UNDER CONSTRUCTION

VARNENCHIK 2-3

Following the success of **VARNENCHIK 1**, the project continues with three additional residential buildings.

VARNENCHIK 2–3 comprises **80 one- and two-bedroom apartments**, complemented by outdoor parking spaces and private garages.

The development enjoys an excellent urban location, with convenient access to retail, services and everyday amenities within walking distance.

VARNENCHIK 2–3 further expands MG Invest's residential portfolio in Varna with a well-positioned development that combines contemporary architecture, strong connectivity and long-term value.

VARNA, BULGARIA

UNDER CONSTRUCTION





COMPANY PORTFOLIO

VARNENCHIK 4

VARNENCHIK 4 comprises 156 apartments in a variety of sizes and orientations, with the option to combine selected units into larger, more spacious homes.

Some residences offer panoramic views of Varna Lake and the city, while nearby green and leisure areas provide opportunities for walking and relaxation.

The project is designed for people who value comfort, functionality and well-organized living spaces.



VARNA, BULGARIA

UNDER CONSTRUCTION

COMPANY PORTFOLIO

SOFIA RESIDENCE

A modern and functional residential building located in the rapidly developing Malinova Dolina district of Sofia. The area offers a peaceful residential atmosphere, clean air and beautiful views of Vitosha Mountain. The building enjoys an excellent location with quick access to Simeonovsko Shose and Sofia Ring Road, close to the National Sports Academy and Studentski Grad.

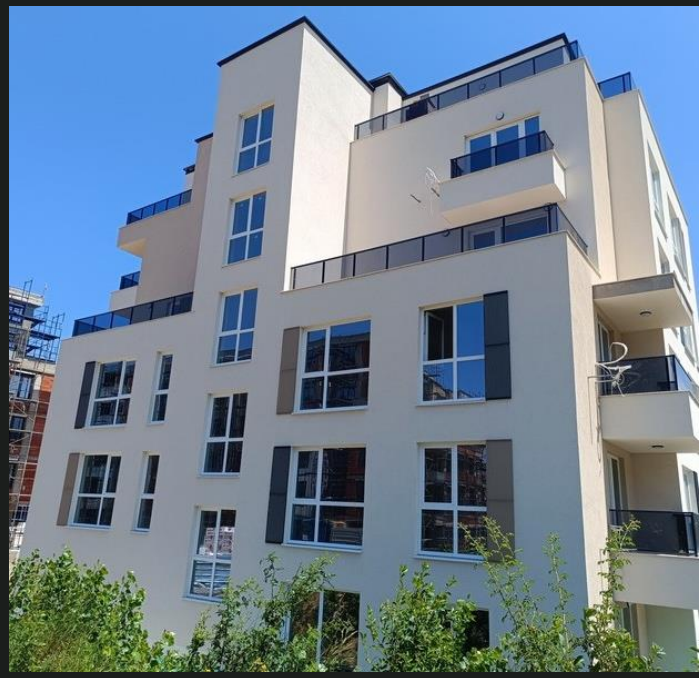
Sofia Residence is designed across six floors and offers apartments with one, two or three bedrooms, each with a private terrace. The homes feature practical, well-planned layouts created for comfortable everyday living.

SOFIA, BULGARIA

FINISHED







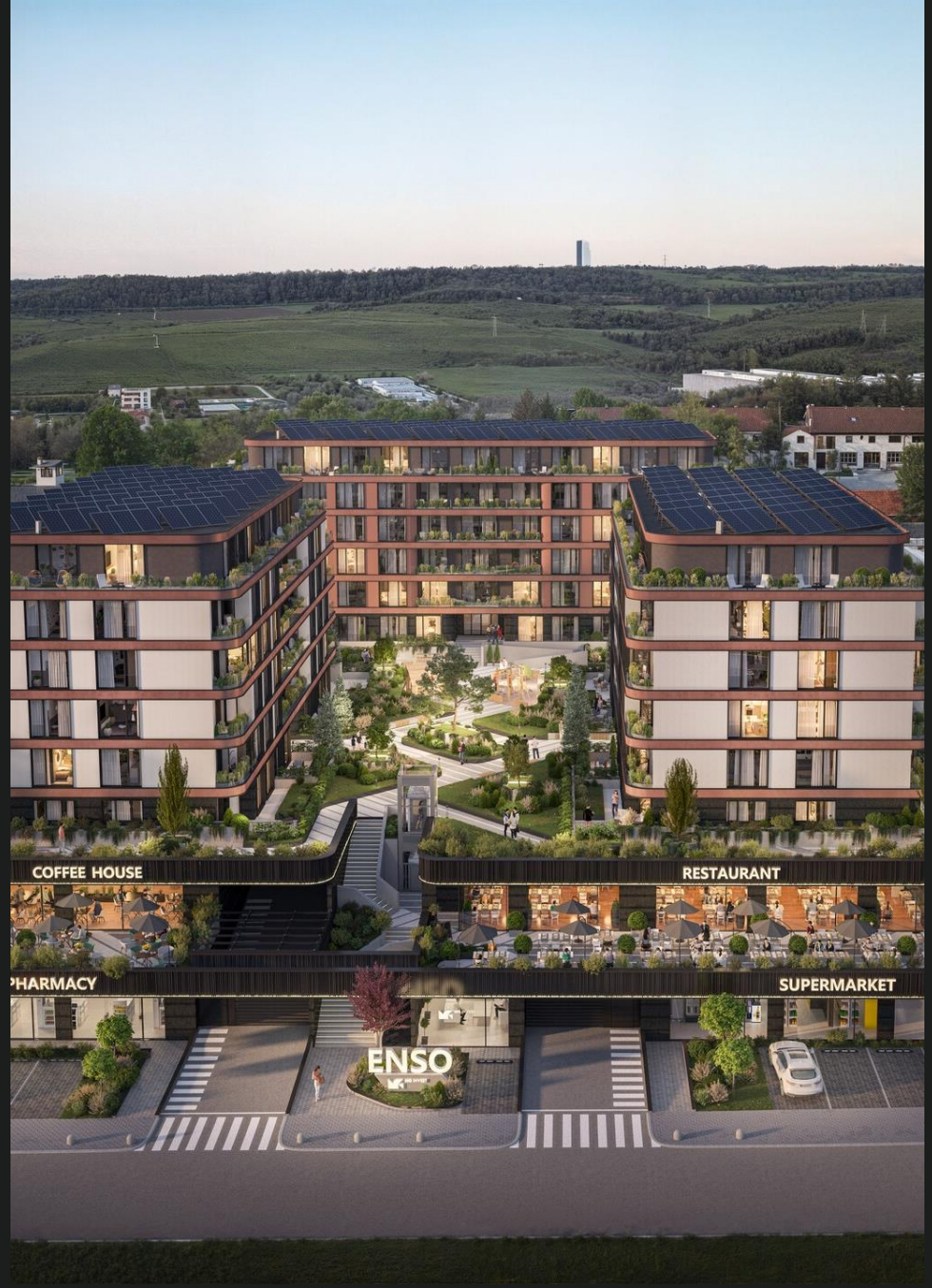
ENSO

Contemporary living with long-term value.

A contemporary residential complex in Pleven, designed around comfort, functionality and a balanced urban environment. ENSO brings together modern architecture, landscaped green areas, commercial spaces and convenient access to the city.

3 boutique residential buildings
153 apartments
Landscaped green areas
5 min from Pleven city centre

A well-connected residential environment created for everyday living and long-term value.







PLEVEN, BULGARIA

UNDER CONSTRUCTION

DOIRAN

A residential building in a premium location in the heart of Pleven. Situated in immediate proximity to the city's central square, **DOIRAN** has become one of the most desirable residential investment opportunities in the city.

The project offers thoughtfully designed apartments with a strong focus on comfort, natural light and the contemporary needs of future residents. A variety of sizes and layouts provides flexibility for both owner-occupation and investment purposes.

PLEVEN, BULGARIA

UNDER CONSTRUCTION



UTOPIA RESIDENCE

An **11-storey residential complex** with a total built-up area of **15,000 sq m**, distinguished by a contemporary vision, distinctive façade and innovative architectural solutions inspired by the latest international trends in residential design.

UTOPIA is defined by statement architecture and meticulous attention to detail.

Located within walking distance of the **Medical University**, major hypermarkets and a future retail park, the development combines everyday convenience with excellent connectivity. Positioned at the intersection of key urban routes, UTOPIA provides quick and easy access to all parts of the city within minutes.

PLEVEN, BULGARIA

UNDER CONSTRUCTION



THE MUSEUM

The Museum is located opposite the Regional History Museum in Pleven, immediately next to the City Art Gallery, whose architecture served as an inspiration for the design of the building.

The project offers functional and comfortable apartments with one, two or three bedrooms, each enjoying a distinctive view towards the History Museum. Residences range from 70 to 212 sq m, while the homes on the top two floors feature exceptional terraces of more than 50 sq m.

The development comprises two entrances, connected by a shared underground level with garages, along with commercial units.

The building is being constructed using latest-generation materials and technologies, while the apartments are designed to benefit from a central district heating system.

PLEVEN, BULGARIA

UNDER CONSTRUCTION



GREEN LIFE

GREEN LIFE is a residential complex comprising three buildings, located close to the Medical University in Pleven.

Each home has been carefully designed with well-balanced, functional layouts that allow flexibility in interior planning and adaptation to different lifestyles.

A harmonious combination of space and functionality creates a comfortable living environment designed to meet the varied needs and preferences of modern families.



PLEVEN, BULGARIA

UNDER CONSTRUCTION

COMPANY PORTFOLIO

RESIDENCE BUILDING BIKE ALLEY

A five-storey residential building located in the quiet Cycle path area of Pleven, with direct access to Kaylaka Park and convenient connections to the city center.

This was MG Invest’s first project in the area, marking the beginning of our continued development there with two additional residential buildings. The project attracted exceptionally strong market interest and was fully sold in the early stages.

The building became a key milestone for MG Invest, helping establish the area as an increasingly desirable residential location in Pleven.

PLEVEN, BULGARIA

ACT 16 | PERMIT FOR USE



RESIDENCE BUILDING BIKE ALLEY 2

A modern residential building currently under construction, designed with a focus on contemporary architecture, functionality and everyday comfort.

The project comprises 8 residential floors and has been developed with careful attention to detail and the needs of modern urban living. Well-planned spaces and a clean architectural expression create a calm and comfortable residential environment.

The building is located in immediate proximity to Kaylaka Park and directly alongside the cycle path, offering excellent opportunities for outdoor activities. Its location makes it a particularly attractive choice for families seeking a balance between urban convenience and close access to nature.

PLEVEN, BULGARIA

UNDER CONSTRUCTION







RESIDENCE BUILDING BIKE ALLEY 3

The residential building is a natural continuation of Bike Alley 2, located directly alongside it in the same desirable area, close to Kaylaka Park and the cycle path.

The project is arranged across six residential floors and offers thoughtfully designed one- and two-bedroom apartments, created with a focus on comfort, natural light and contemporary living. Garages and parking spaces are provided for residents, while the building is connected to the central district heating system.

Its proximity to Kaylaka Park, direct access to the cycle path and calm residential setting make the project an attractive choice for families seeking a balance between urban convenience, nature and an active lifestyle.

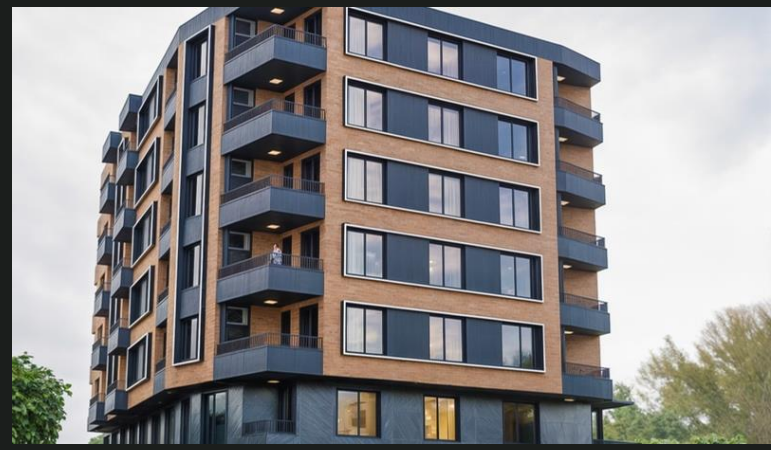
PLEVEN, BULGARIA

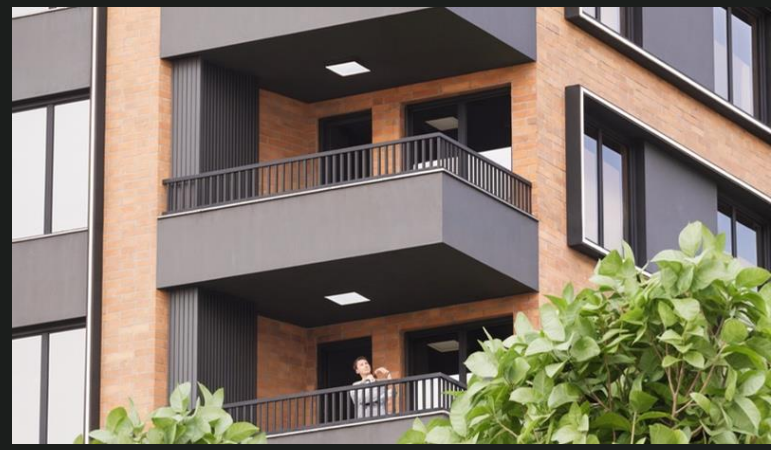
UNDER CONSTRUCTION











HARMONY

Located in one of Pleven’s most vibrant and family-oriented neighbourhoods, Storgozia, the project combines contemporary architecture, functionality and a comfortable residential environment.

The architecture is clean and modern, defined by clear lines and flexible interior spaces that allow for a variety of design solutions. The apartments feature well-balanced, functional layouts created to meet the needs of contemporary living.

The development includes landscaped green areas, a relaxation zone and a children’s playground, creating a more pleasant and family-friendly environment. The ground floor features four independent commercial units, selected to provide additional convenience for residents.

PLEVEN, BULGARIA

UNDER CONSTRUCTION | ACT 14









COMPANY PORTFOLIO

PANORAMA CENTER

MG Invest’s first residential development and the first project in our portfolio to receive an architectural award.

Its façade is distinguished by a dynamic rhythm of windows and a refined contrast between a light primary tone and black cladding elements, giving the building a contemporary and recognizable identity.

The project is developed across **five floors**, with the top level designed as a luxury penthouse offering panoramic views over the city.

Panorama Center marked the beginning of MG Invest’s successful development and investment activity. Strong market demand resulted in all apartments being fully sold before construction had even begun.





PLEVEN, BULGARIA
ACT 16 / PERMIT FOR USE

COMPANY PORTFOLIO

AURA HOUSE

A unique project within the MG Invest portfolio, this single-family residence has been recognized in international architectural competitions for its distinctive design and exceptional concept.

The property offers approximately 300 sq m of residential space, set within an expansive 4,000 sq m private landscaped plot with a swimming pool. Designed as a statement home, the project combines architectural individuality, generous proportions and complete privacy in a highly exclusive residential setting.

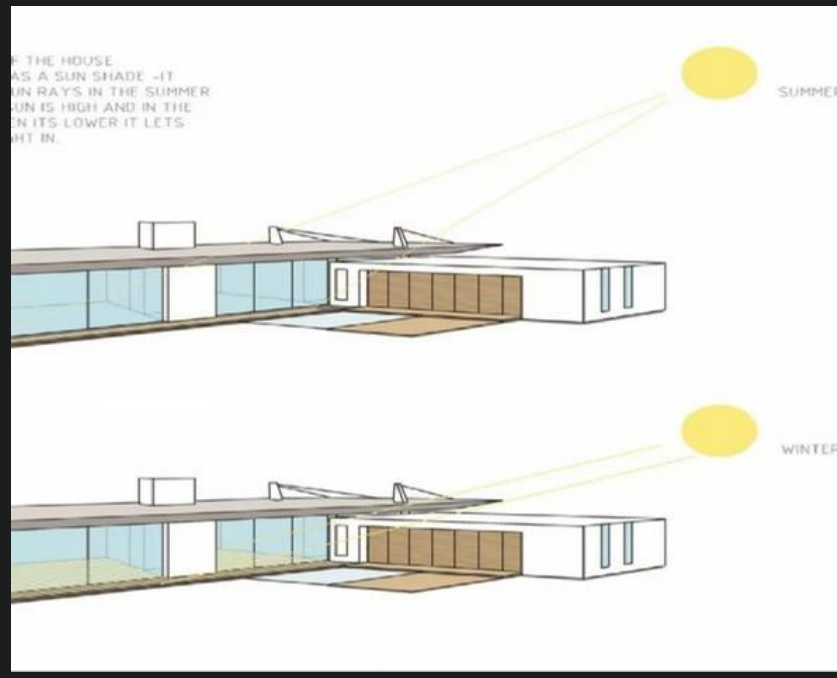
PLEVEN, BULGARIA

ACT 16 / PERMIT FOR USE









COMPANY PORTFOLIO

AURA PARK

A residential complex of 8 single-family houses, each with a private garden, veranda and garage, and one of the early residential projects in the MG Invest portfolio.

Located in the Plochata area, approximately 4 km from the center of Pleven, the development combines greater privacy and a calm residential setting with convenient access to the city.

As part of the overall development of the area, the project includes durable road infrastructure, contemporary outdoor lighting, video surveillance and on-site security, contributing to a higher level of comfort and safety.









PLEVEN, BULGARIA

ACT 16 / PERMIT FOR USE

PANORAMA SKY 1

Panorama Sky 1 is a boutique residential building located close to the center of Pleven and the Panorama Monument.

Just minutes from the city center and within immediate reach of the City Garden and Panorama Monument, the building offers a calm residential setting with convenient access to key parts of Pleven.

With a total built-up area of 1,300 sq m, Panorama Sky 1 comprises 11 apartments across 4 floors. The project has been developed using high-quality materials and contemporary architectural solutions, creating a balanced environment for comfortable urban living.



PLEVEN, BULGARIA

ACT 16 / PERMIT FOR USE

MG INVEST

COMPANY PORTFOLIO

AURA CITY PARK

A residential complex located in a quiet and peaceful area at the foothills of Panorama Park, close to the center of Pleven. The location combines a sense of privacy and a green setting with convenient access to key parts of the city.

The complex comprises 51 apartments, commercial units, garages and parking spaces, together with a private landscaped courtyard.

Building 1 is arranged across two entrances with a shared underground parking level and garages, while Building 2 consists of two connected sections with access to the inner courtyard and commercial units at ground level.







PLEVEN, BULGARIA

ACT 16 / PERMIT FOR USE

COMPANY PORTFOLIO

AURA GALLERY

The building offers a distinctive residential concept defined by a limited number of homes and an individual approach to each space.

The project comprises 14 apartments, ranging from 67 to 280 sq m. Three ground-floor residences feature private gardens, creating the feel of an independent house within the city. The top floor is designed as a spacious penthouse with a generous terrace and abundant natural light.

Each apartment features a unique layout, carefully planned around the needs of contemporary living and different family profiles.









PLEVEN, BULGARIA

ACT 16 / PERMIT FOR USE

COMPANY PORTFOLIO

AURA RESIDENCE

AURA Residence is a landmark residential building located in the center of Pleven, directly opposite Pleven Municipality and within immediate reach of the City Park.

The seven-storey development comprises 48 apartments in a variety of sizes, layouts and orientations. Selected rooftop and semi-rooftop levels offer impressive panoramic views over the city.

Its location provides convenient access to Pleven’s administrative and urban center, while maintaining a quieter residential setting with reduced traffic.

AURA Residence combines contemporary architecture, comfort and long-term value, making it a distinctive choice for both private residence and investment.

PLEVEN, BULGARIA

ACT 16 / PERMIT FOR USE









COMPANY PORTFOLIO

AURA BOUTIQUE

A contemporary mixed-use building with modern architecture and a central location, situated on a quiet street with convenient access to key areas of the city.

Designed across seven floors, the building comprises 8 office spaces, 5 spacious multi-bedroom apartments and a maisonette. The residences are thoughtfully designed around functionality, natural light and a sense of space, with well-planned layouts created for comfortable everyday living.









PLEVEN, BULGARIA

ACT 16 / PERMIT FOR USE

SOUTH VIEW RESIDENCE

A residential project with a clear family-oriented concept and a contemporary architectural vision, designed around comfort, functionality and quality of everyday living.

The building offers one- and two-bedroom apartments in a variety of sizes, floor levels and layouts, together with garages and parking spaces. Its fully south-facing main façade provides excellent natural light and contributes to a bright and welcoming residential atmosphere.

The project is located close to a school, kindergartens, shops and essential services, making it particularly well suited to families.

PLEVEN, BULGARIA

UNDER CONSTRUCTION







COMPANY PORTFOLIO

ADMINISTRATIVE OFFICE BUILDING, CITY CENTER

A contemporary office development in the absolute center of Pleven, positioned at one of the city's key crossroads and offering exceptional visibility and accessibility. Designed as a flexible business destination, the project will bring together modern office spaces, medical practices, professional services and a café, creating a dynamic mixed-use environment in one of Pleven's most prominent urban locations.



PLEVEN, BULGARIA

UNDER CONSTRUCTION

COMPANY PORTFOLIO

PRODUCTION FACILITIES - KHM TEXTIL

A 3,000 sq m production and warehouse facility for KHM Textil in Pleven, delivered by MG Invest as a complete end-to-end project.

The scope covered all key stages — from design and construction to finishing works, investor supervision and final commissioning. The project demonstrates the company's capabilities in managing and delivering industrial and logistics developments from concept to completion.





PLEVEN, BULGARIA

ACT 16 | PERMIT FOR USE

PRODUCTION FACILITIES - KHM TEXTIL

MG Invest also delivered the factory's branch facility in Nikopol, Bulgaria, providing the same end-to-end scope of services — from design and construction to finishing works, investor supervision and final commissioning.





NIKOPOL, BULGARIA

ACT 16 | PERMIT FOR USE

ALLEY PARK

A distinctive mixed-use destination at the entrance to Kaylaka Park, bringing together hospitality, sport, wellness, retail and entertainment within one integrated concept.

The development combines a hotel, sports center with fitness facilities, swimming pool and spa, retail spaces, restaurants, a children’s center and an entertainment zone featuring a Ferris wheel. Conceived as a new hospitality destination for Pleven, the project brings together sport, culture and social experiences in one dynamic environment designed for both residents and visitors.









PLEVEN, BULGARIA

UNDER CONSTRUCTION



PREMIUM SPORTS AND SOCIAL CLUB

MATCH POINT SOCIAL CLUB

01 3,000 sq.m. flagship facility

02 2 padel courts, 2 tennis courts

03 Full-service fitness centre

04 Recovery zone

05 Sports bar & social space

06 Pilates Reformer & Yoga studio

07 Functional training hall

PLEVEN, BULGARIA

UNDER CONSTRUCTION

GREEN ENERGY

11 MWp PHOTOVOLTAIC POWER PLANT (PVPP)

11 MW BATTERY STORAGE

KEY BENEFITS:

SIGNIFICANT REDUCTION OF THE CARBON FOOTPRINT

STRENGTHENED ENERGY INDEPENDENCE AND RESILIENCE

REVENUE GENERATION THROUGH ELECTRICITY SALES

STRATEGIC PORTFOLIO DIVERSIFICATION WITH SUSTAINABLE ASSETS

IN OPERATON



PLEVEN REGION INSTALLED COPASITY, BULGARIA

Плевен

ЦЕНТРАЛЕН ОФИС

Централният офис на MG Invest в Плевен е управленският и координационен център на компанията, от който се ръководят инвестиционното портфолио, ключовите проекти и връзките с инвеститори и партньори.

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РАБОТНО ВРЕМЕ
Понеделник – петък
09:00 – 18:00

ВИЖ НА КАРТАТА ⟶

Варна

NEW AGE BUILDINGS

New Age Buildings е дъщерно дружество на MG Invest, чрез което компанията развива и реализира инвестиционни и жилищни проекти във Варна и региона.

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РАБОТНО ВРЕМЕ
Понеделник – петък
09:00 – 18:00

САЙТ
novvek.bg

ВИЖ НА КАРТАТА ⟶

Тел Авив

ПРЕДСТАВИТЕЛСТВО

Представителството на MG Invest в Тел Авив свързва компанията с израелския пазар и изгражда устойчиви връзки с инвеститори и партньори.

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