

# SOUTH

Grigoriou Afxentiou 11 & Thoukididou 30 Alimos







## Project Description

The project is located in the southern part of Athens in the city center of Alimos and close to Alimos Marina in a quiet and sparsely populated area.

Alimos Marina is a point of reference for residents of the wider urban, visitors and owners of private and professional yachts, as it serves as an important departure point for a large number of yachts. The Development Plan provides the creation of a marina that will be a modern and attractive pole of leisure and business activity with upgraded, functional and outdoor spaces. In this new, multifaceted and protected environment, a series of business and recreational activities will be developed, with a set of options and services that will make Alimos Marina a point of reference for the “Athenian Riviera”, but also for the Mediterranean region.

The building extends into six floors offering two maisonettes and fourteen spacious apartments whereas some enjoy a perfect sea view.

It's distinct and unique architectural design promotes the impression of harmony and balance.





Energy Efficiency

**A+**



Heating

**Autonomous Gas**



Sanitary Ware

**Grohe**



Kitchens

**Italian**



Photovoltaics

**On the roof top**



Sockets for Charging

**Ideal for Electrical Cars**



Delivery

**4rth Quarter 2024**





Sqm measurements may vary up to ± 3%

Unit Number	Level	Internal Area	Balconies	Bedrooms	Bathrooms	Parking	Storage	Price €
M.1	3&4	29.3+23.6=52.9m2	17.5	1	2	NO	NO	Available
M.3 SEA VIEW	3&4	46.4+34.4=80.8	43	2	2	YES	YES	Available
M.2 SEA VIEW	5&6	81.0+59.5=140.5m	65	3	2	YES	YES	Available



















# MAIS M.1

THIRD & FOURTH LEVEL





# MAISONETTE M.1

THOUKIDIDOU 30 AND AFKSENTIOU 11, ALIMOS



3rd LEVEL



S.M  
29.3+23.6=52.9m2



S.M BALCONIES  
17.5



LEVEL  
3&4



PARKING  
NO



STORAGE ROOM  
NO



BEDROOMS  
1



# MAISONETTE M.1

THOUKIDIDOU 30 AND AFKSENTIOU 11, ALIMOS



S.M  
29.3+23.6=52.9m2



S.M BALCONIES  
17.5



LEVEL  
3&4



PARKING  
NO



STORAGE ROOM  
NO



BEDROOMS  
1



4th LEVEL



# MAIS M.3

SEA VIEW  
THIRD & FOURTH LEVEL





MAISONETTE M.3

SEA VIEW

THOUKIDIDOU 30 AND AFKSENTIOU 11, ALIMOS



3rd LEVEL



S.M  
46.4+34.4=80.8



S.M BALCONIES  
43



LEVEL  
3&4



PARKING  
YES



STORAGE ROOM  
YES



BEDROOMS  
2



MAISONETTE M.3

SEA VIEW

THOUKIDIDOU 30 AND AFKSENTIOU 11, ALIMOS



S.M  
46.4+34.4=80.8



S.M BALCONIES  
43



LEVEL  
3&4



PARKING  
YES



STORAGE ROOM  
YES



BEDROOMS  
2



# MAIS M.2

SEA VIEW  
FIFTH & SIXTH LEVEL





MAISONETTE M.2

SEA VIEW

THOUKIDIDOU 30 AND AFKSENTIOU 11, ALIMOS



-  **S.M**  
81+59.5=140.5
-  **S.M BALCONIES**  
65
-  **LEVEL**  
5&6
-  **PARKING**  
YES
-  **STORAGE ROOM**  
YES
-  **BEDROOMS**  
3



MAISONETTE M.2

SEA VIEW

THOUKIDIDOU 30 AND AFKSENTIOU 11, ALIMOS



S.M  
81+59.5=140.5



S.M BALCONIES  
65



LEVEL  
5&6



PARKING  
YES

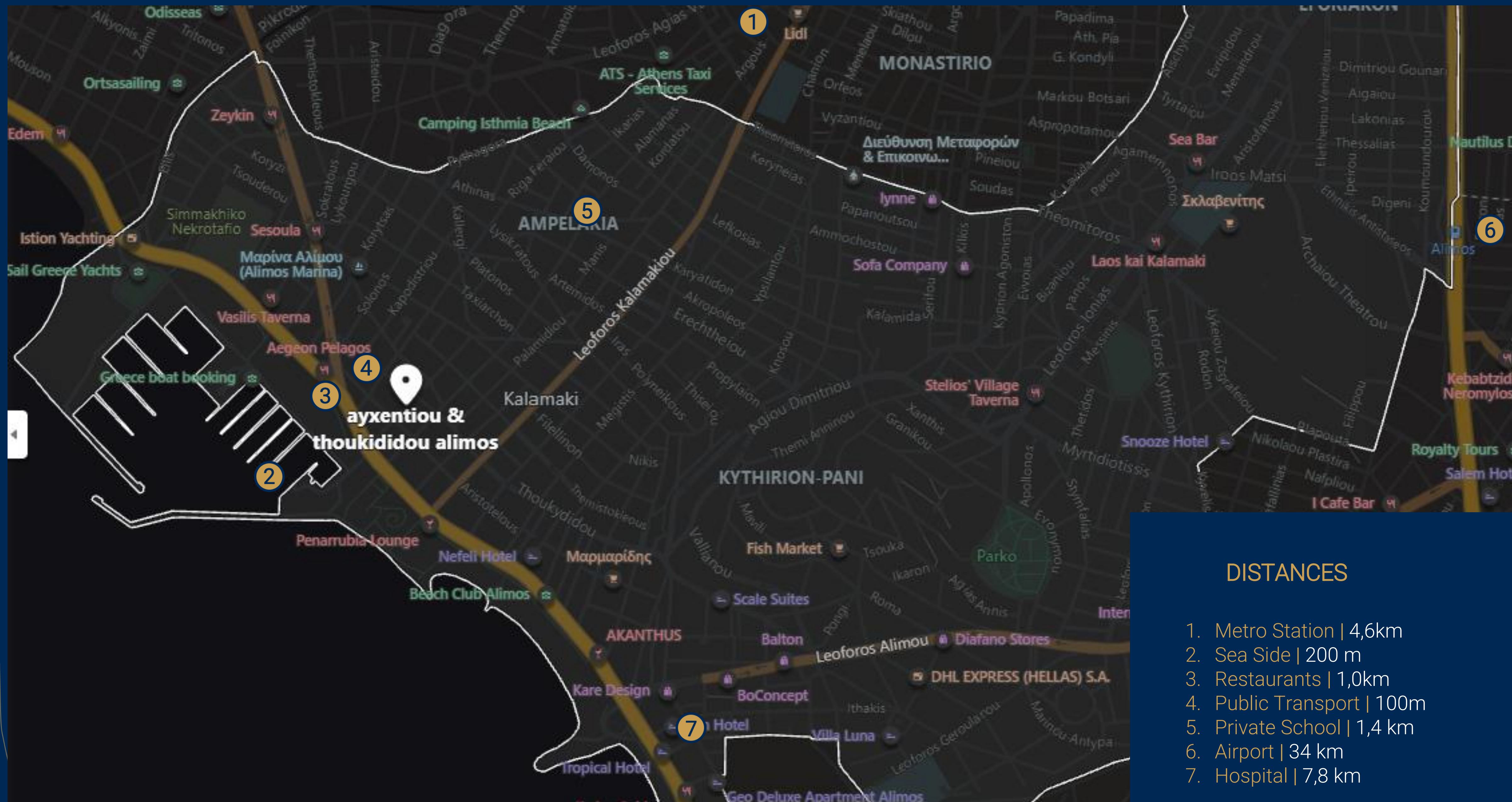


STORAGE ROOM  
YES



BEDROOMS  
3





## DISTANCES

1. Metro Station | 4,6km
2. Sea Side | 200 m
3. Restaurants | 1,0km
4. Public Transport | 100m
5. Private School | 1,4 km
6. Airport | 34 km
7. Hospital | 7,8 km





THANK YOU