



## For Sale Flat 36 m<sup>2</sup> in Athens



### Στοιχεία μεσίτη

|                  |                                                                                                  |
|------------------|--------------------------------------------------------------------------------------------------|
| Όνομα:           | ArKadia                                                                                          |
| Όνομα εταιρείας: |                                                                                                  |
| Χώρα:            | United Kingdom                                                                                   |
| Τηλέφωνο:        |                                                                                                  |
| Languages:       | Dutch, English, French, German, Italian, Polish, Portuguese, Romanian, Russian, Spanish, Swedish |

### Στοιχεία καταχώρησης

|              |            |
|--------------|------------|
| Ακίνητο για: | Πώληση     |
| Τιμή:        | EUR 65,000 |

### Τοποθεσία

|               |            |
|---------------|------------|
| Χώρα:         | Ελλάδα     |
| Δημοσιεύθηκε: | 23/09/2026 |
| Περιγραφή:    |            |

Located in Ano Patisia.

For sale old construction apartment of 36 sq.meters in Athens. The apartment is situated on the ground floor. It consists of one bedroom, living room, one kitchen, one bathroom. Flat has interior layout. There are: heating. ----- 36.60 SQ.M. GROUND-FLOOR APARTMENT WITH PRIVATE COURTYARD – ANO PATISIA For sale, a 36.60 sq.m. interior ground-floor apartment in a quiet and well-maintained area of Ano Patisia. The property features a private enclosed interior courtyard, offering valuable outdoor space. The apartment comprises an entrance hall, a spacious main room suitable as a bedroom, living room or office, a separate kitchen and a bathroom with bathtub. It features wooden parquet flooring, traditional mosaic floors, built-in storage and a loft. The kitchen retains its original cabinetry and marble sink. Its interior position, away from direct access from the main road, provides a quiet and private environment. The courtyard can be landscaped as a garden or outdoor sitting area, while a covered exterior space connects it with the kitchen and main room. The property comes with an active tenancy agreement until the end of 2027, offering an indicated return of approximately 6%, making it suitable for both investment and future owner occupation. The property file is complete for immediate transfer, with no outstanding issues or encumbrances. Located just 0.5 km from Agios Eleftherios Metro Station, 21 km from the sea and 35 km from Athens International Airport. Key features: 36.60 sq.m. | Ground floor | 1 bedroom | 1 bathroom | Built in 1970 | Energy class H | Central oil heating | Private courtyard | Available from 20/09/2026.

|                 |      |
|-----------------|------|
| Κατασκευάστηκε: | 1970 |
|-----------------|------|

### Κοινά

|                 |   |
|-----------------|---|
| Κρεβατοκάμαρες: | 1 |
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Μπάνια: 1  
Τελειωμένα τετραγωνικά  
πόδια: 36 τ.μ

## Room details

Total rooms: 2

## Building details

Αριθμός ορόφων: 1

## Lease terms

Date Available:

## Επιπλέον πληροφορίες

Link: [http://www.arkadia.com/EOYX-T8541/?utm\\_campaign=multicast&utm\\_medium=web&utm\\_source=IMLIX.COM](http://www.arkadia.com/EOYX-T8541/?utm_campaign=multicast&utm_medium=web&utm_source=IMLIX.COM)

## Contact information

IMLIX ID: 66918

