



## 2057395 - Maisonette For sale, Alimos, 144 sq.m., €800.000



### Информация об агенте

|                    |                                                                                                  |
|--------------------|--------------------------------------------------------------------------------------------------|
| Название:          | ArKadia                                                                                          |
| Название компании: |                                                                                                  |
| Страна:            | Великобритания                                                                                   |
| Телефон:           |                                                                                                  |
| Languages:         | Dutch, English, French, German, Italian, Polish, Portuguese, Romanian, Russian, Spanish, Swedish |

### Детали объявления

|               |             |
|---------------|-------------|
| Недвижимость: | На продажу  |
| Цена:         | EUR 800,000 |

### Местоположение

|                  |                |
|------------------|----------------|
| Страна:          | Греция         |
| Область:         | Central Greece |
| Почтовый индекс: | 174 55         |
| Добавлено:       | 06.12.2025     |

#### Описание:

Maisonette for sale in Alimos. Introducing a contemporary 144 m<sup>2</sup> two-level maisonette, situated on the 3rd and 4th floors of a brand-new A+ energy-efficient building in Alimos. Completed in 2025, this elegant residence combines modern architecture, premium construction quality, and abundant natural light — creating an inviting home ideal for families or buyers seeking a refined living experience just moments from the Athenian Riviera. Inside, the property offers a smart and functional layout with four well-appointed bedrooms, two stylish bathrooms, a contemporary kitchen, and an open-plan living and dining area. Large openings, thermal-break aluminum frames, and double-glazed windows maximize natural light while ensuring excellent insulation. The maisonette is freshly painted, front-facing, bright, and cross-ventilated, enhancing the sense of space and comfort throughout both levels. The home is equipped with an autonomous heat pump system, underfloor heating for even warmth, fan coil units, air-conditioning, and an energy-efficient fireplace — a complete set of solutions that guarantee optimal comfort all year long, while maintaining impressive energy performance. This newly built property stands out for its exceptional set of features, including A+ energy efficiency ( It benefits from thermal-break aluminum frames, double glazing with insect screens, electric shutters, a security door, an alarm system with video intercom, and a solar water heater, while external insulation further enhances the building's performance. Wooden flooring, an internal staircase, spacious verandas, a storage room, and an elevator complete the interior comfort. Additional conveniences include two private parking spaces and a three-phase power supply prepared for EV charging. Newly built in 2025 and front-facing, the residence is bright, airy, and engineered for everyday quality living. Set in a desirable residential area of Alimos, the property offers direct access to schools, parks, public transport, shopping options, and the coastline of the



Athenian Riviera. Its strategic location makes it an excellent choice for anyone seeking a modern home in one of the most appealing seaside suburbs of Athens. Maisonette for sale in Alimos. Location Information: Alimos Marina is the largest in Greece, located 45 minutes from Athens International Airport El. Venizelos. In the marina, you can find hot water showers, a snack bar/cafe, card telephones and bus/ taxi services to Athens, Piraeus and the airport. There is a variety of restaurants, including Greek and Italian cuisine, on and around Poseidonos Avenue. Water & electricity are provided on the piers. Fuel is delivered by a fuel wagon at the pier prior to checkouts. Alimos beach is a fine sandy beachfront located in close proximity to the city centre. It is very well connected with the local transportation and is found 11 km south of the city centre. From the first days of summer, Alimos beach is overcrowded with beach enthusiasts and especially the locals who live right above the well-organized beach. The beach offers showers and beach umbrellas available and even exciting water sports like jet skiing and windsurfing. Alimos is also ideal for children as there is a waterslide and play area where they have many activities. Other attractions for tourists in and around Alimos beach is the Alimos yachting Marina and several cafes. PROPERTY ID: A4-11942. Ktimatoemporiki Real Estate, contact phone: 2150000250, 2821056600, email: [info@ktimatoemporiki.gr](mailto:info@ktimatoemporiki.gr), website: <http://ktimatoemporiki.gr>

Построен:

2025

## Общие

Ванные комнаты:

2

Готовые кв.м.:

144 кв м

Floor Number:

3

## Room details

Total rooms:

4

Indoor Features:

Fitted kitchen

## Building details

Parking:

да

## Lease terms

Date Available:

## Дополнительная информация

URL вебсайта:

[http://www.arkadia.com/FMTB-T337/?utm\\_campaign=multicast&utm\\_medium=web&utm\\_source=IMLIX.COM](http://www.arkadia.com/FMTB-T337/?utm_campaign=multicast&utm_medium=web&utm_source=IMLIX.COM)

## Contact information

IMLIX ID:

2057395



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