

DELFI PROPERTIES

Under Development Newbuilt 3rd Floor Apartment in Nea Smyrni in Nea Smyrni, Athens South

Nea Smyrni, Athens South Apartment

Price

€460,000

* Not Subject to VAT



Description

Under development 4rd floor apartment in a newly developed residential building in Nea Smyrni, Athens. Location Located in a residential area in short distance from retail stores, supermarkets, pharmacies, schools and public parks. Distance from Nea Smyrni Square is approximately 1.3 km. by feet, while the driving distance to Dafni Metro Station is within 6-7 min. (2.5 km.). Distance from Athens City Centre (Syntagma Sq.) is 6 kms. The location offers good access to many main arteries and key roads of Athens, such as Vouliagmenis Ave., Syggrou Ave., Amfitheas Ave., Poseidonos Ave., Piraeus-Lamia National Road etc. Description The apartment includes 3 bedrooms, 2 bathrooms, a large area with the living room, the kitchen and the sitting room, a walk-in closet and an extra storage room. All bedrooms have access to the two balconies, a 25 sq.m. in the front and a 15 sq.m. in the back end of the residence, offering opportunities for cozy moments with family and friends. The smaller balcony has face to a quiet small park. The property comes with a storage area in the basement and the exlusive right of use of an area suitable for parking in the ground floor level (pilotis). In the same level there is also infrastructure for the charging of electric vehicles. Features The apartment is A+ Energy Class certified, featuring autonomous natural gas heating system, solar panels for the shared power supply, pre-installation for air conditioning, thermally insulated double glazed windows with energy efficient aluminum frames, thermal facade and infrastructure for solar water heater. Apartment is delivered turnkey with high-quality kitchen appliances and fittings and fully newly desiged bathrooms (please call us for specifications). In addition, the apartment also includes security door, video door entry system, pre-installation of alarm system, installation of a fire detection network. Notes Completion is estimated for September 2026. More apartments are also available in the same building at a pre-sales price ranging from € 400 k. - 480 k. Please call Delfi Properties Athens office for more information.

Internal area
115m^2

Bathrooms
2

Covered Verandas
40 m^2

Floor
3rd Floor

Parking Spaces
1

Furnished
Yes

Energy Class
Exempted



Property Details

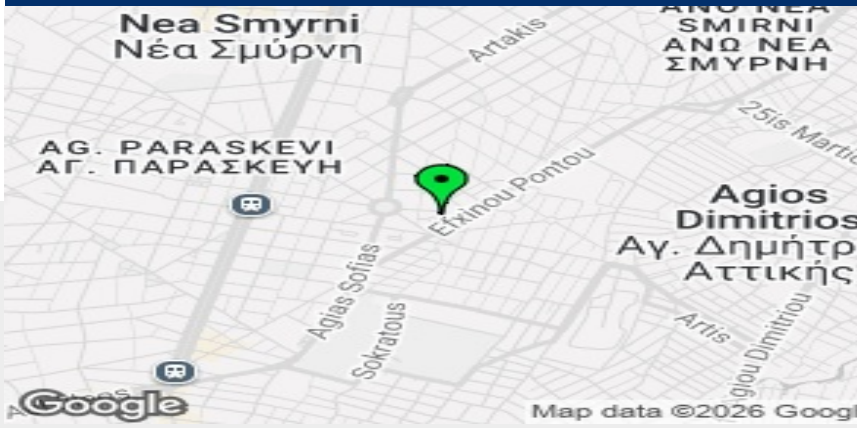
Air Conditioning	Fireplace	Guestroom	Storage room	Solar Heater
Alarm System	Barbeque Area	Basement	Shower	Photovoltaic System
Ensuite Toilet	Swimming Pool	Dining Room	Gym	Garden
Jacuzzi	Double Glaze Windows	Showroom	Kitchen	Near Beach
Central Heating	Roof Garden	Barbeque Area	Spa	Near Public Park
City View	Countryside	Raised Floor		





Modern Home
For Modern Life

Location:





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