

HIGHLIGHTS

Price of the property	750,000 €
Total built area in sqm	360
Price per sqm	2,083 €

Luxurious, beautiful and spacious residential house with Greek marble flooring, underfloor heating, open fireplaces, balconies that allow a view to the landscape, designed kitchens, fittings and luxurious features.

The house is built on three floors, each floor is spread over 120 square meters. The floors are connected by an elevator and an internal staircase.

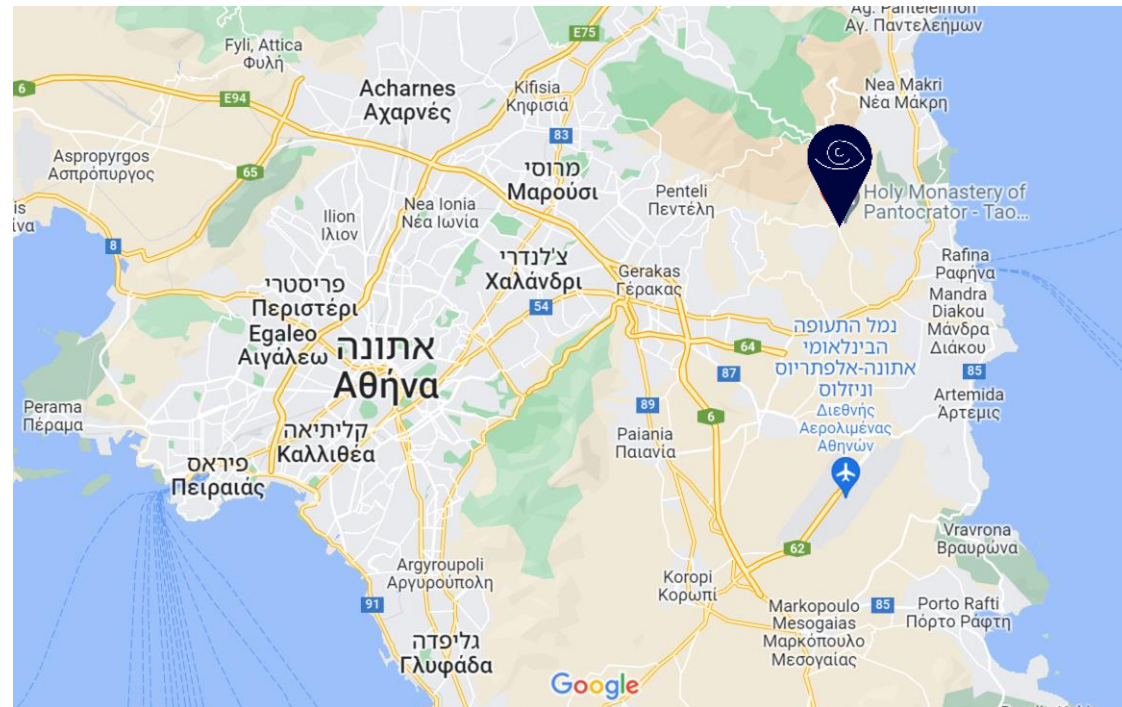
The house has 6 bedrooms (5 of which have en suite bathrooms), 2 kitchens, study, dining room, 2 large lounges, living area with piano, indoor and heated swimming pool (with sunroof), walk-in closet and toilet, additional bathroom, A laundry room, and other common areas.

The pool area includes a bar equipped with a refrigerator, a barbecue area, a Jacuzzi and a music audio system.



ABOUT THE AREA

Distance from Rafina Port	8 km
Distance from the Beach	9 km
Distance from the International Airport	18.7 km
Distance from the Center of Athens	30.2 km



The property is just a 15-minute drive from Athens International Airport, a 10-minute drive from Rafina Port (from which ferries depart for the popular islands of Greece) and near Byzantine Monastery.

The center of Athens can be reached by Metro from Pallini which is a 10-minute drive from the property.

The property is also within walking distance of Mount Pallini and a 10-minute drive from the beach. The Marathonas beach area offers sandy beaches with fine restaurants and bars.



POINTS OF INTEREST

- **Monastery of Daou Pentelis** - The monastery, from the beginning of the 10th century, is located on the slope of Mount Penteli and is unique in its structure. Monasteries similar to it can be found only in Georgia and Armenia (300 m from the property).
- **Pyrgos Doukissis Plakentias** - A mansion built for the Duchess of Plessans. Construction began in 1840, but was completed only in 1961, when Constantine II moved in (9.3 km from the property).
- **Attica Zoological Park** - The zoo is especially large and diverse, and you will find many types of birds, mammals and reptiles, along with marine mammals, lemurs and many other animals (10.6 km from the property)
- **The Penteli Astronomical Station** - A branch of the Athens Observatory built in 1936 (11.2 km from the property).
- **Mount Penteli** - A mountain 1,109 meters high, located northeast of Athens and southwest of the Greek Marathon. Most of the mountain areas are forested, and the high mountain is visible from the distance (13.5 km from the property).

RESTAURANTS & NIGHTLIFE CLOSE TO THE PROPERTY

- I Gonia tou Torva - Wine bar and restaurant
- Melinia Restaurant - Fish and seafood restaurant
- Tzitziki Beach Bar - A lively beachfront bar in Rafina
- Castello Pizza - Italian restaurant and pizzeria
- Fish Tavern Galini - Greek tavern in Rafina
- Ta Kavouria Tou Asimaki - A traditional Greek restaurant in Rafina
- The View Club - An upscale European-style club and restaurant
- Albatross - A brewery and pub
- Square Cafe Bar - Bar and cafe
- Aretousa Club - Music and dance club and good food
- Sante Rock Bar - Cocktail bar
- Everest - Bar and Cafe
- Paco's Project - Bar
- Byebye Beach Bar - A beachfront restaurant and bar



Hotels close to the property

Hotel Name	No. of stars	Rate per room per night	Location
Pikermi Hotel	2	50 €	Pikermi
Miami Hotel	2	51 €	Nea Makri
Myrto Hotel	3	90 €	Nea Makri
Mati Hotel	4	95 €	Nea Makri, Mati Beach
Hotel Avra Rafina	4	109 €	Rafina
Cabo Verde	4	115 €	Nea Makri, Mati Beach
Mikelina Boutique Hotel	4	140 €	Pallini
Ramada by Wyndham Athens Attica Riviera	4	191 €	Nea Makri, Mati Beach
Seasabelle The Hotel	4	224 €	Artemis
Holiday Inn Athens - Airport	4	246 €	Athens International Airport
Sofitel Athens Airport	5	268 €	Athens International Airport