



FINDERS

Tailor Made Investments

השקעות נדל"ן
אטרקטיביות ביוון

Stournari 65, Omonia, Athens

HIGHLIGHTS

Price of the property (key-ready)	250,000€
Total built area in sqm	71.91
Price per sqm	3.472€
Renovation year	2024

The apartment is located on the sixth floor of an apartment building at 65 Stournari Street with an area of 71.91 m² and consists of two bedrooms, one of them is master an open plan kitchen with the living room and a second bathroom.

The living room has a balcony and the master bedroom a wide window while the kitchen is open plan with the living room.

The apartment is fully furnished and equipped, has security entrance door and heat/soundproof aluminums.

Its heating and cooling is accommodating with air conditioning machines respectively for each space, its common expenses are minimal.



Entrance & Living room



Living Room



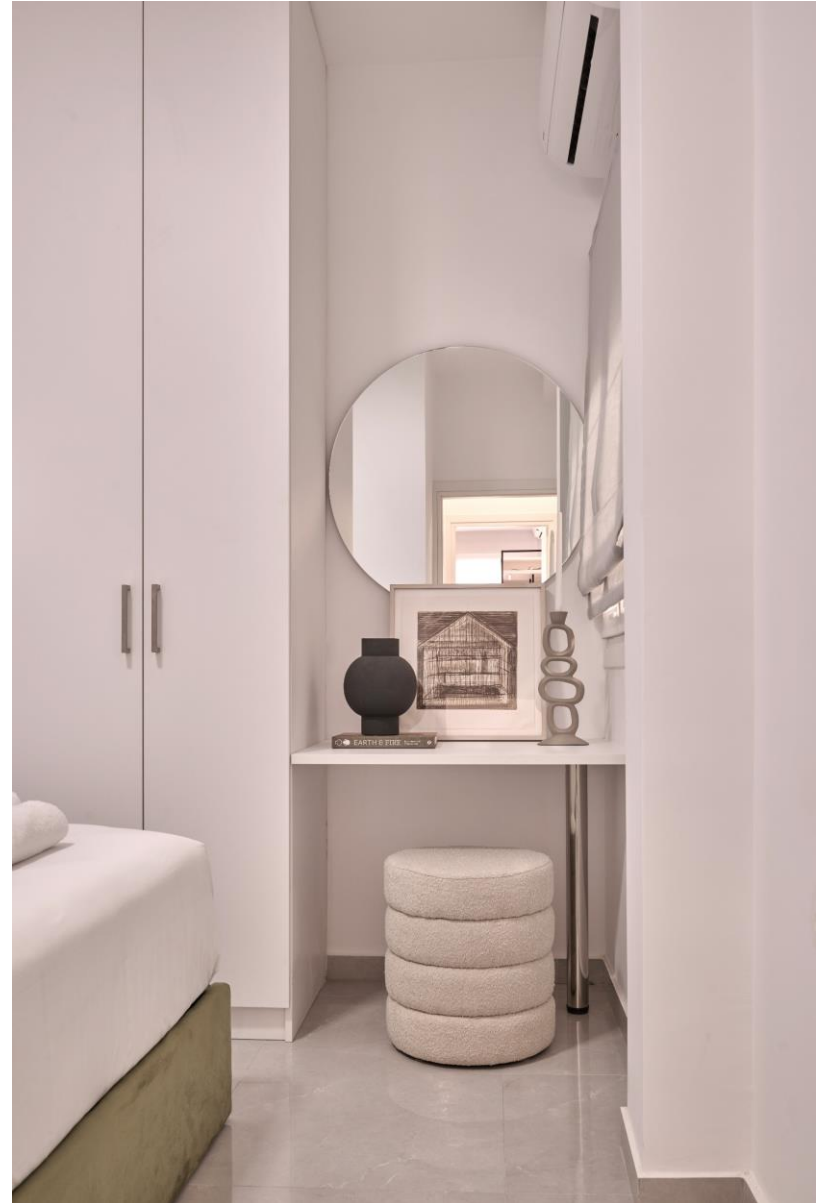
The Kitchen



The Master Bedroom



The 2nd Bedroom

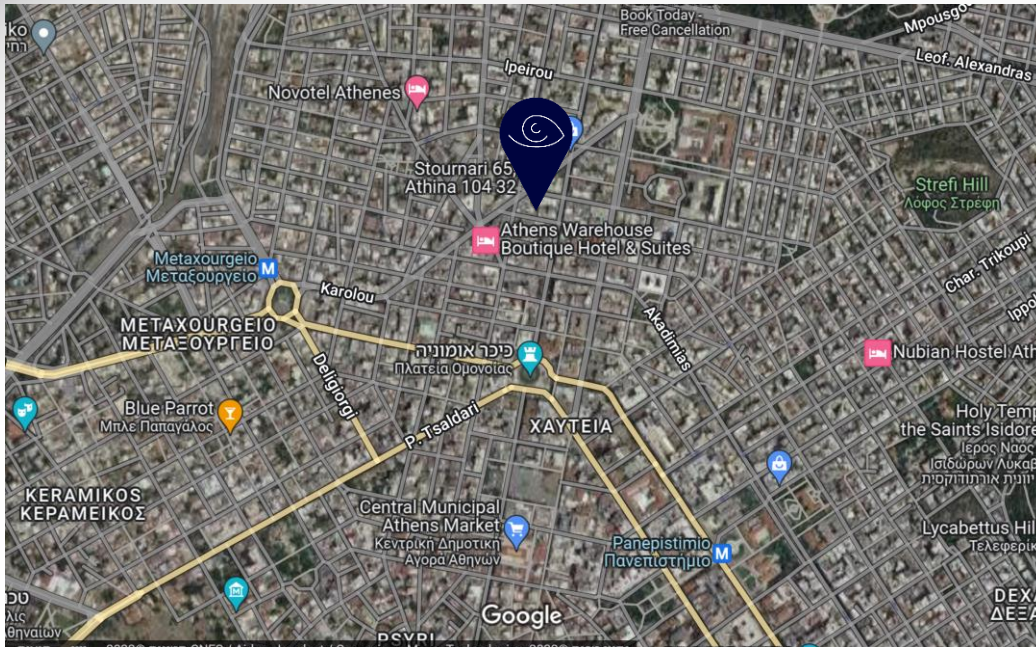




The Balcony View and the 2nd Bathroom

Stournari 65, Omonia, Athens

MAP & STREET VIEW



Stournari 65, Omonia, Athens

ABOUT THE AREA

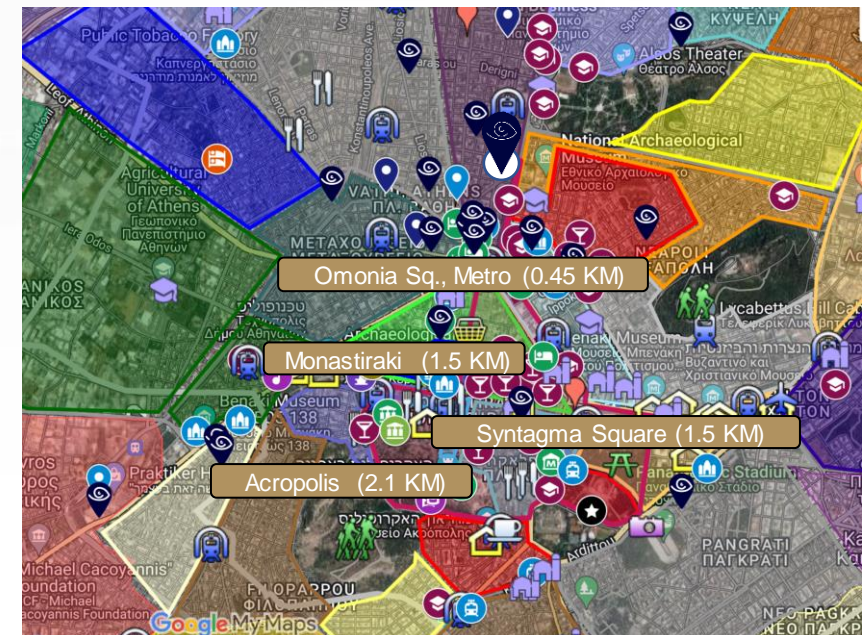


The property is located near Omonia Square - part of the famous historic triangle of Athens and the oldest square in the city. In 2020 the Athens Municipality has completed extensive renovations to the square. The area is once again becoming a prominent place in the city of Athens and is an integral part of the city's famous historic triangle.

Over the past few years famous hotel brands have purchased and leased a number of properties around the square such as Marriot, Brown and Melia.

The property has easy access to the city center (convenient public transport, just 450 meters from Omonia Square Metro Station and 600 meters from Victoria Station).

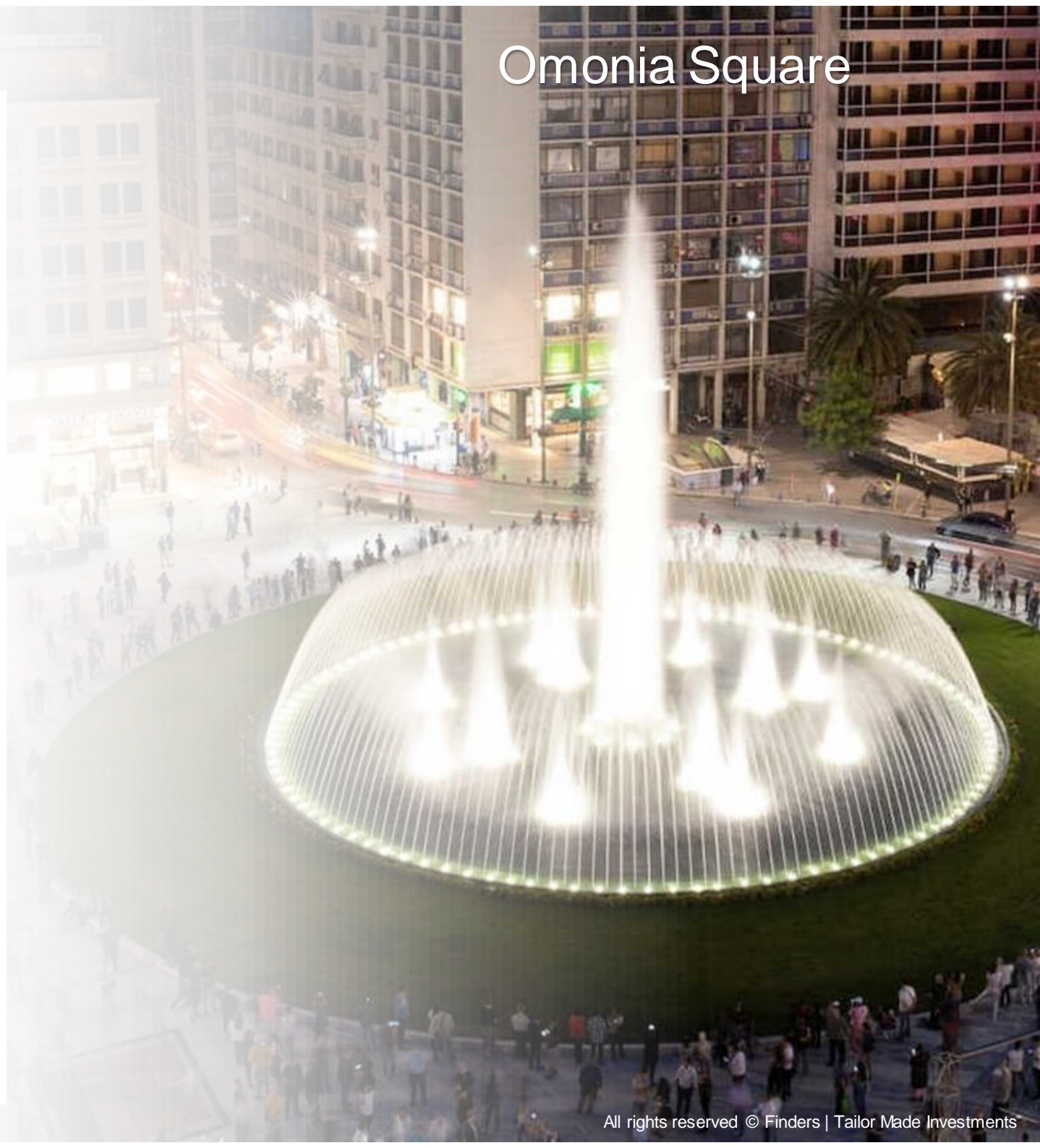
Distance from Omonia sq. & metro station in km	0.45
Distance from Monastiraki in km	1.5
Distance from Syntagma square in km	1.5
Distance from Acropolis in km	2.1
Distance from Acropolis museum in km	2.6
Distance from the airport in km	38.8



Omonia Square

The property is located near Omonia Square. The square is a bustling place where tourists, street vendors and passersby meet. The square was a cosmopolitan meeting place for people from the middle-class until World War II, with many large hotels, such as the Megas Alexandros and the Bageion Hotel. After the war, restaurants, theaters, cafes and hotels were built near the square. An extensive renovation of the square was completed on early 2020.

Today, many hotel chains purchase and lease properties around the square, for example: the Old County Hall building will become a Marriott chain hotel; The Brown Hotel chain acquires and leases properties around the square and operates varying star rating hotels: the former Old La Mirage Hotel, Ilion Hotel, Acropolis Hotel, Theatrou Street property; The British Foundation recently purchased the Titania Hotel (400 rooms) at a cost of € 55,000,000; Wyndham Hotel Group opens another hotel in the square (in addition to the hotel currently operating not far from Omonia Square); The Hilton Hotels chain is also in the process of acquiring a property and renovating it to a luxury hotel near the square; In addition, the French company Boisee Finances is currently acquiring a property near the National Archeology Museum to make it another luxury hotel.





Omonia Square after the Renovation - February 2020



[Link to a video about the renovation of the square](#)



FINDERS

Tailor Made Investments

Contact Details

- ⦿ Harokmim St, Holon (Building C, 4th Floor), 5885849, Israel 26
- ⦿ 3rd Septemvriou 17, Omonia, 10432, Athens, Greece
- ⦿ Tel: +972-3-9565657
- ⦿ Tel: +30 210 3808083
- ⦿ Mail: Office@finders.co.il
- ⦿ Web: Finders.co.il
- ⦿ [@inders.T.M.I](https://www.facebook.com/inders.T.M.I)

DISCLAIMER

This document includes forward looking statements with respect to FINDERS plans and its current goals and expectations. Please note that all data, numbers and plans are for estimation and forecast purposes only. The document was prepared for the sole purpose of providing information to assist a limited number of potential investors in assessing the projects that are in the matter. Recipients who accept this presentation undertake to keep confidential all the information therein. It shall not be photocopied, duplicated or distributed to a third party without the written consent of FINDERS management. Any forward-looking statements made throughout this document represent management's best judgement as to what may occur in the future. However, by their nature, forward looking statements involve known and unknown risks and uncertainties because they relate to future events and circumstances which may be beyond the Group's control, as a result, the Group's actual financial condition, performance and results for the current and future fiscal periods and corporate developments may differ materially from those expressed or implied by the plans, goals and expectations set forth in any forward-looking statements.