



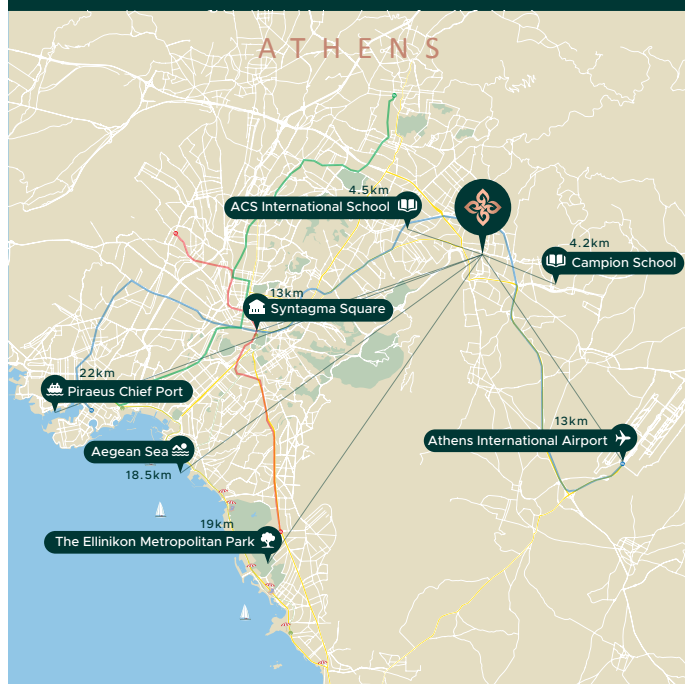
GREENVILLE RESIDENCE III

NORTHERN ATHENS

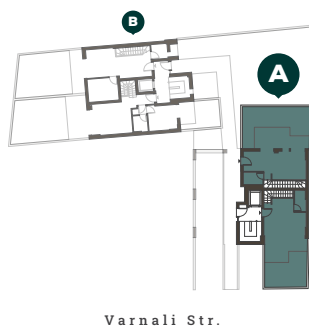
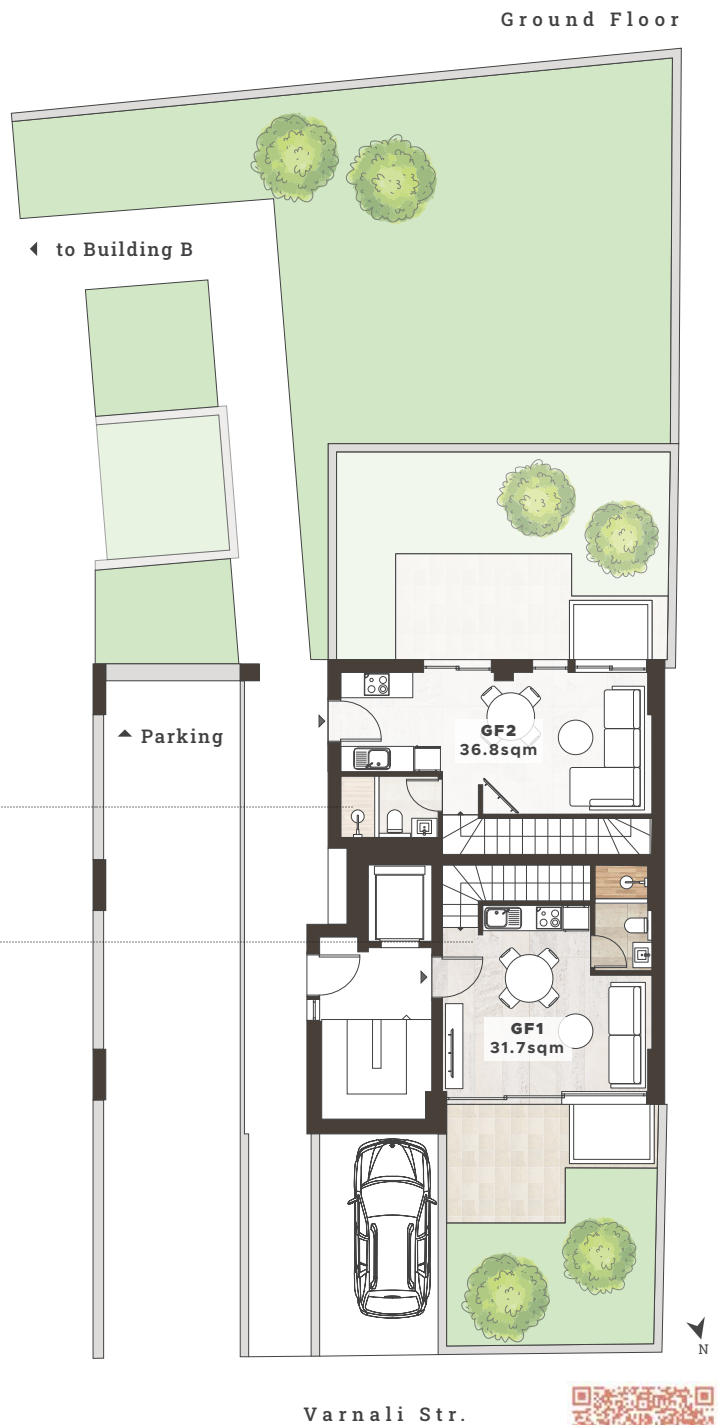
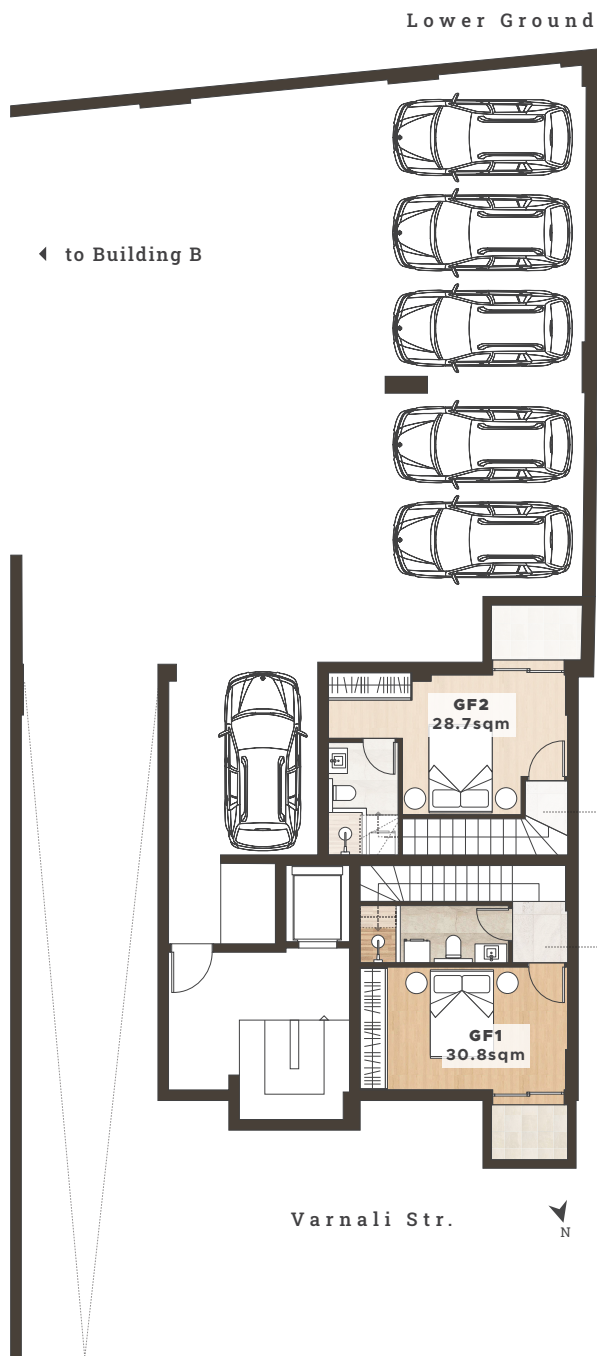


PRIME LOCATION

Gerakas is a popular suburban residential area in northeast Athens due to its proximity to the historical city centre and superb green surroundings. It is well known for its excellent international and private schools, cultural events, shopping malls and sports facilities, making it ideal for families and those seeking a convenient lifestyle.



Building A, Lower Ground & Ground Floor



Unit A-GF2
Virtual Tour

GF1

1 Bed Garden Duplex

Bedroom	1
Bathroom	2
Covered Area	62.5 sqm
Garden	50 sqm
Total Area	112.5 sqm

GF2

1 Bed Garden Duplex

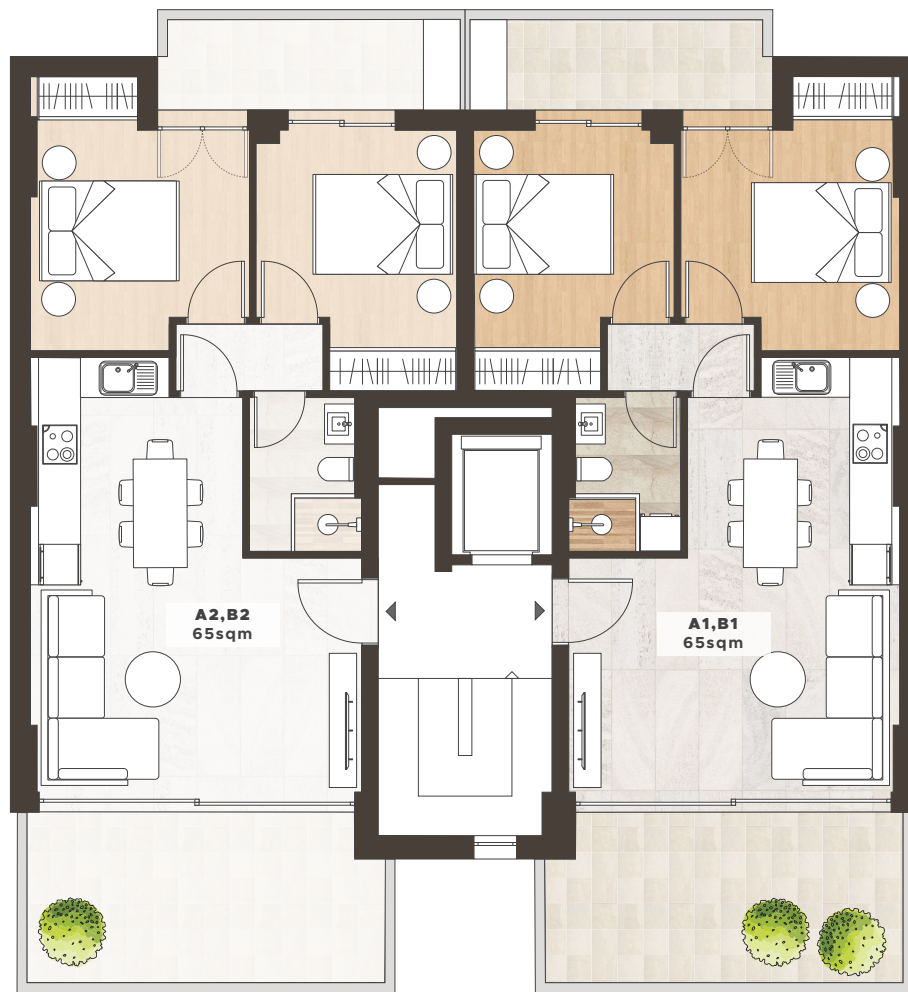
Bedroom	1
Bathroom	2
Covered Area	65.5 sqm
Garden	46 sqm
Total Area	111.5 sqm

Building A, 1st - 2nd Floor

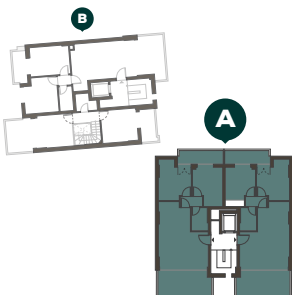


Unit A-A1,A2,B1,B2
Virtual Tour

1st - 2nd Floor



Varnali Str.

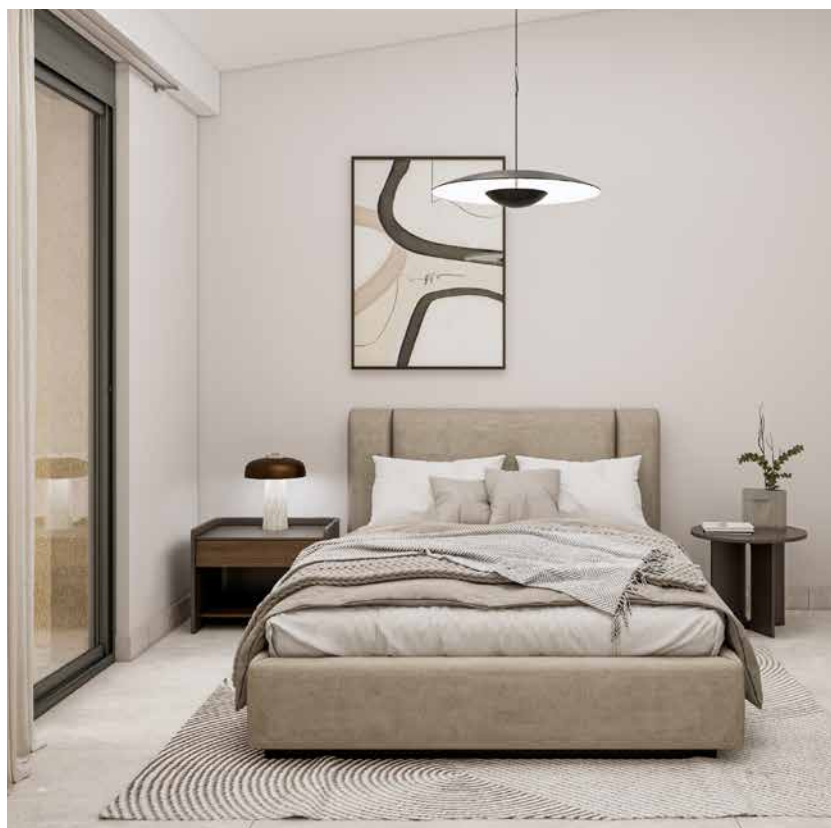


Varnali Str.

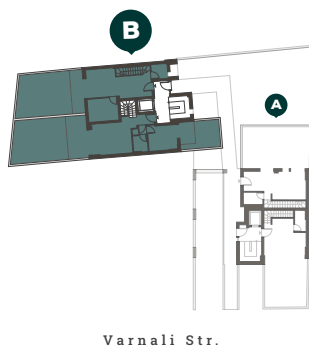
A1 **A2** **B1** **B2**

2 Bedroom Apartment

Bedroom	2
Bathroom	1
Covered Area	65 sqm
Balcony	20 sqm
Total Area	85 sqm



Building B, Lower Ground & Ground Floor



Varnali Str.



Unit B-GF1
Virtual Tour

GF1

2 Bed Garden Duplex

Bedroom	2
Bathroom	2
Covered Area	81 sqm
Garden	49 sqm
Total Area	130 sqm

GF2

2 Bed Garden Duplex

Bedroom	2
Bathroom	2
Covered Area	73 sqm
Garden	68 sqm
Total Area	141 sqm

Building B, 1st - 2nd Floor

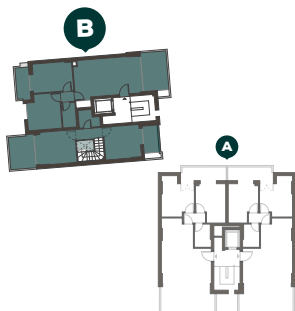
A1**B1**

2 Bedroom Apartment

Bedroom	2
Bathroom	1
Covered Area	64 sqm
Balcony	16 sqm
Total Area	80 sqm



Unit B-A1, B1
Virtual Tour

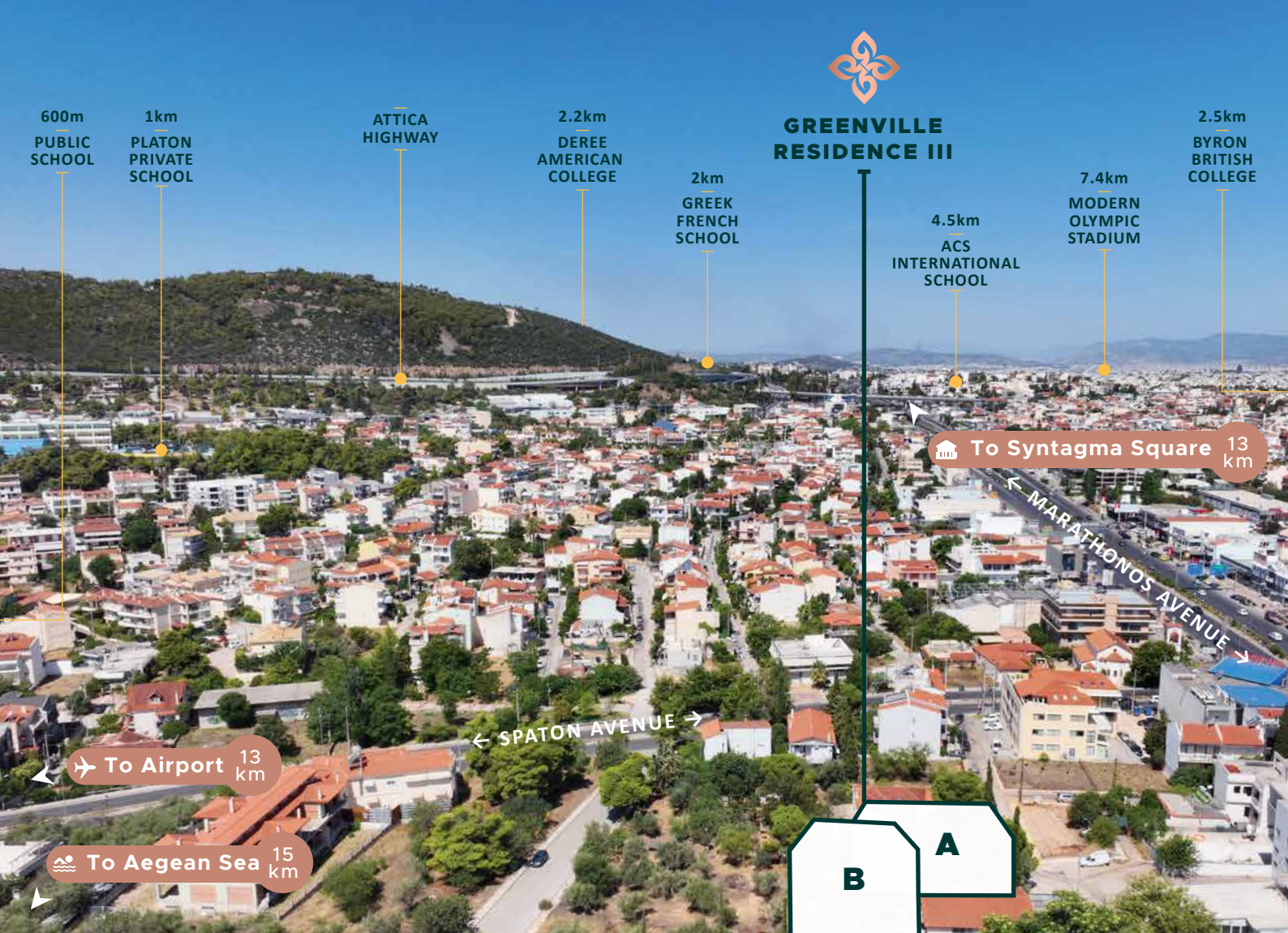


Varnali Str.

AB2

2 Bedroom Duplex

Bedroom	2
Bathroom	2
Covered Area	87 sqm
Balcony	29.5 sqm
Total Area	116.5 sqm



UNIT SUMMARY

Building	Unit	Floor	Type	Beds	Baths	Total Area (sqm)	Covered Area (sqm)	Balcony (sqm)	Garden (sqm)	Parking
A	GF1	LG - G/F	Duplex	1	2	112.5	62.5 (30.8+31.7)	-	50 (Private)	Additional Charge
A	GF2	LG - G/F	Duplex	1	2	111.5	65.5 (28.7+36.8)	-	46 (Private)	Additional Charge
A	A1	1st	Apartment	2	1	85	65	20	Yes (Communal)	Additional Charge
A	A2	1st	Apartment	2	1	85	65	20	Yes (Communal)	Additional Charge
A	B1	2nd	Apartment	2	1	85	65	20	Yes (Communal)	Additional Charge
A	B2	2nd	Apartment	2	1	85	65	20	Yes (Communal)	Additional Charge
B	GF1	LG - G/F	Duplex	2	2	130	81 (33+48)	-	49 (Private)	Additional Charge
B	GF2	LG - G/F	Duplex	2	2	141	73 (23+50)	-	68 (Private)	Additional Charge
B	A1	1st	Apartment	2	1	80	64	16	Yes (Communal)	Additional Charge
B	AB2	1st - 2nd	Duplex	2	2	116.5	87 (44+43)	29.5	Yes (Communal)	Additional Charge
B	B1	2nd	Apartment	2	1	80	64	16	Yes (Communal)	Additional Charge

*Transfer Tax 3.09%

* All the above floor areas are subject to verification following completion.
Purchasers must therefore rely on their own inspection to verify any information provided.
All dimensions are within + or -



MIBS
GROUP

✉ info@mibsgroup.com
☎ +30 210 3241 740
🏠 Xenofontos 14, 10557 Athens, Greece
💻 www.mibsgroup.com