AMOUPPARAR AND CES PARAN AMOUNT RESIDE NO. CES PARAN NO. C **AHARNES** DEVELOPMENT The information contained in this presentation is proprietary and confidential. No part of this presentation may be reproduced or transmitted in any form or by any means without prior written permission. You may not alter or remove any trademark copyright or other notice from this presentation. It is possible that some information has changed since the creation of this presentation. We bear no responsibility or liability for any errors or omissions in the content of this presentation.





Aharnes, situated on the foothills of Parnitha mountain, is one of the most verdant suburbs of Athens and a residential area that provides a relaxed lifestyle. It's location, only 8km North West of Athens center and next to Kifisia, provides easy access to the National Road, Attica's east coast beaches and Eleftherios Venizelos International Airport

JUSTA NUMBER NUMBER



FROM KIFISIA PARAMOUNT Residences are located just 10 minutes by car from the posh Nothern suburb of Kifisia, with it's upscale shopping, dining and entertainment center







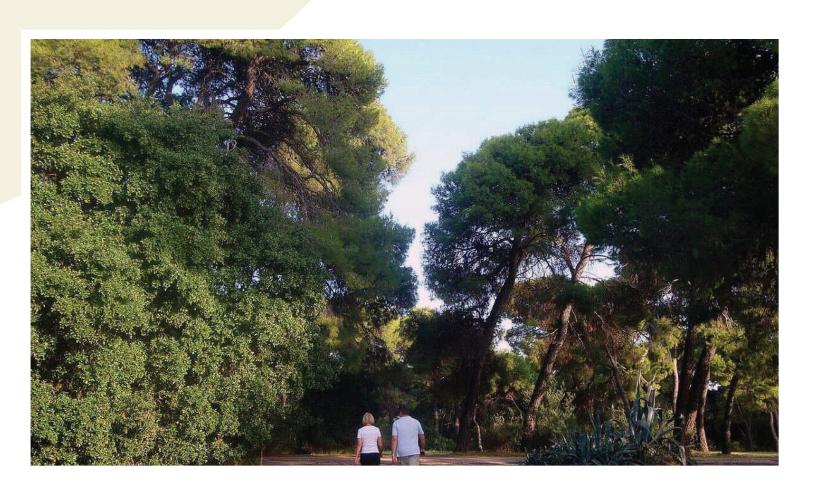




only 10 minutes from the posh suburb of

KIFISIA















PARAMOUNT Residences is our newest contemporary residential project, built with the highest quality standards.

It features 17 apartments, 50m² to 88m² area sizes, with options for **1, 2 or 3 bedrooms, large balconies** with open views, **storage rooms,** beautiful communal areas and **options for parking spots**.

8 17 1-2 or3

CONTEMPORARY APARTMENTS

BEDROOM OPTIONS



FLOOR	ID	APARTMENT AREA SIZE	BALCONY / PATIO	STORAGE ROOM	BEDROOMS	BATHROOM	WC	FIREPLACE	PARKING SPOT
UNDERGROUND LEVEL: Storage Rooms - GROUND FLOOR: Parking Spots, I-1 Apartment									
GF	I-1	52m ²	2 Patios	Y-3	1	1	-	-	P-1
1F	A-1	88m²	4 Balconies	Y-2	3	1	1	1	P-7
1F	A-2	66m²	3 Balconies	Y-4	2	1	-	1	-
1F	A-3	72m ²	3 Balconies	Y-5	2	1	1	1	P-6
2F	B-1	88m²	4 Balconies	Y-1	3	1	1	1	P-8
2F	B-2	66m²	3 Balconies	Y-6	2	1	-	1	-
2F	B-3	72m²	3 Balconies	Y-10	2	1	1	1	-
3F	C-1	88m²	4 Balconies	Y-9	3	1	1	1	P-9
3F	C-2	66m²	3 Balconies	Y-8	2	1	-	1	-
3F	C-3	72m²	3 Balconies	Y-7	2	1	1	1	P-5
4F	D-1	88m²	4 Balconies	Y-11	3	1	1	1	P-3
4F	D-2	66m²	3 Balconies	Y-12	2	1	-	1	P-2
4F	D-3	72m²	3 Balconies	Y-13	2	1	1	1	P-4
5F	E-1	50m²	3 Balconies & Large Semi-Outdoor Area	Y-14	1	1	-	-	P-10
5F	E-2	59m²	3 Balconies	Y-16	2	1	-	-	-
5F	E-3	81m²	3 Balconies	Y-15	2	1	-	-	P-11
6F	F-1	81m ²	1 Balcony & 2 Separate Large Balconies-Verandas	F-2 (on 6th Floor)	2	1	-	1	-





UNDERGROUND LEVEL

Storage Rooms Y-1 - Y-16 Mechanical Rooms



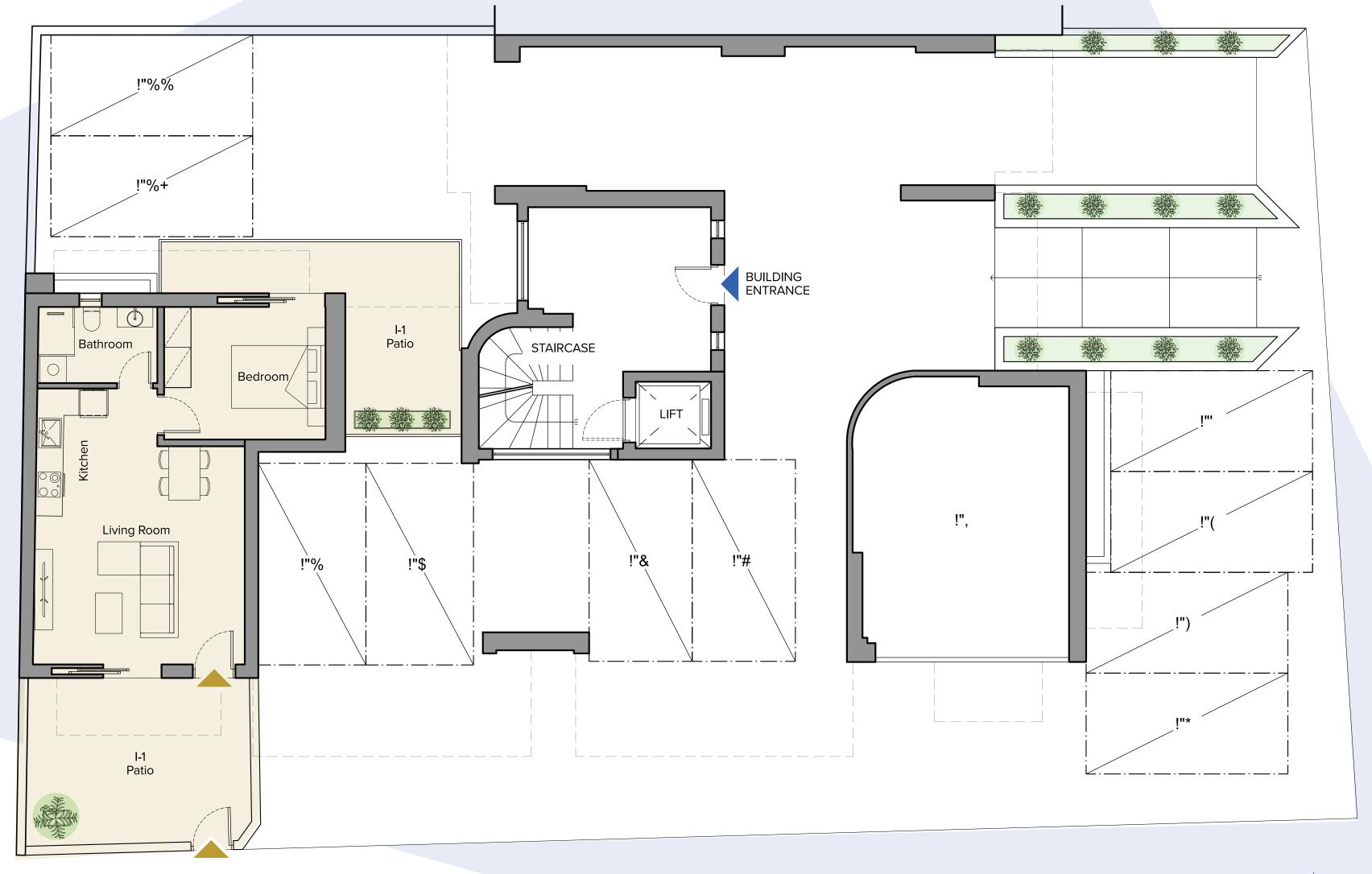






GROUND FLOOR

I-1 Apartment Parking Spots







·PARA MOUNT.
Residences

GROUND FLOOR

I-1 Apartment Parking Spots









FLOORS 1-2-3-4

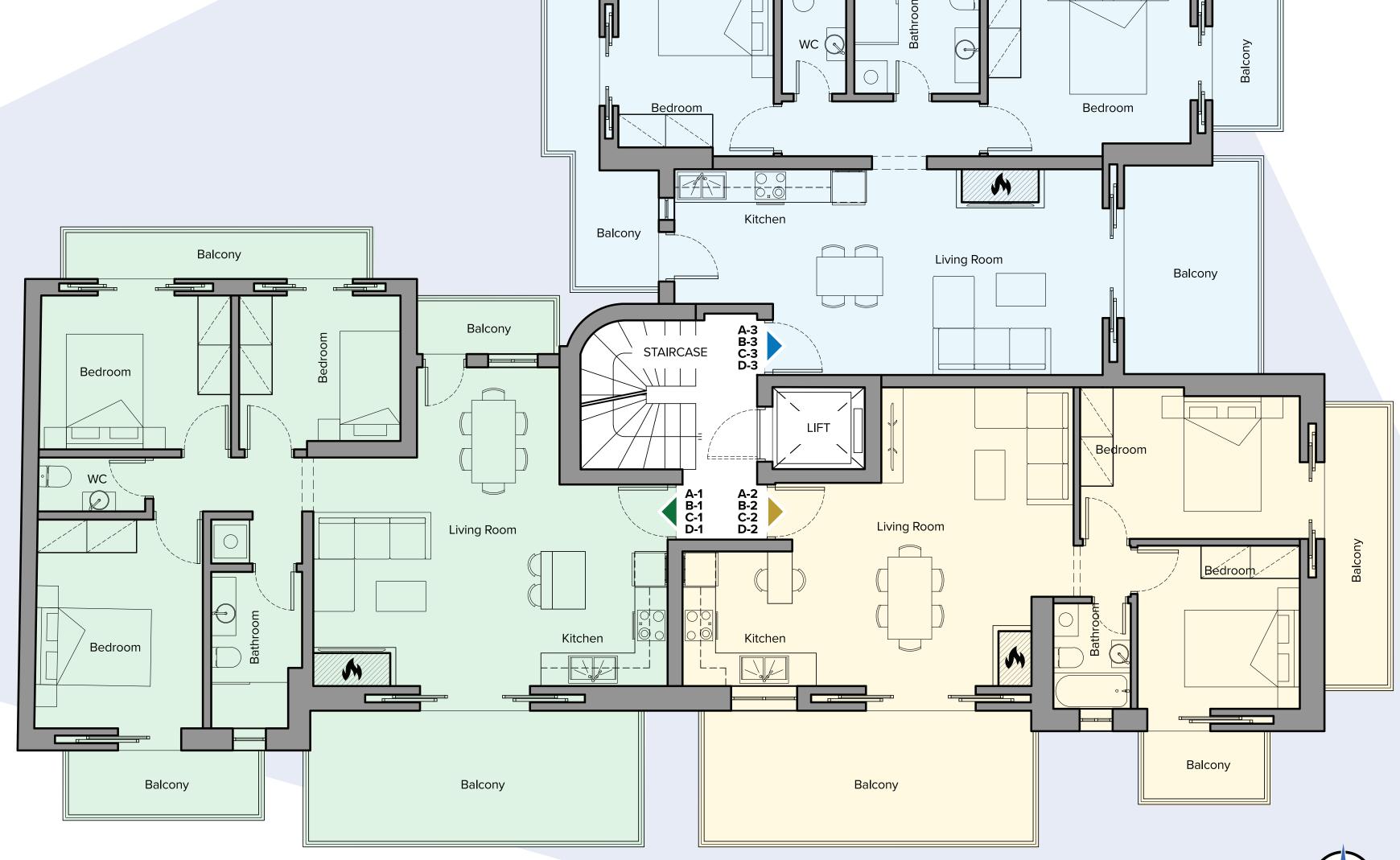
Apartments

A-1 A-2 A-3

B-1 B-2 B-3

C-1 C-2 C-3

D-1 D-2 D-3









FLOORS 1-2-3-4

Apartments

A-1 A-2 A-3 B-1 B-2 B-3

C-1 C-2 C-3

D-1 D-2 D-3



83700







Apartments E-1 E-2 E-3









Apartments E-1 E-2 E-3

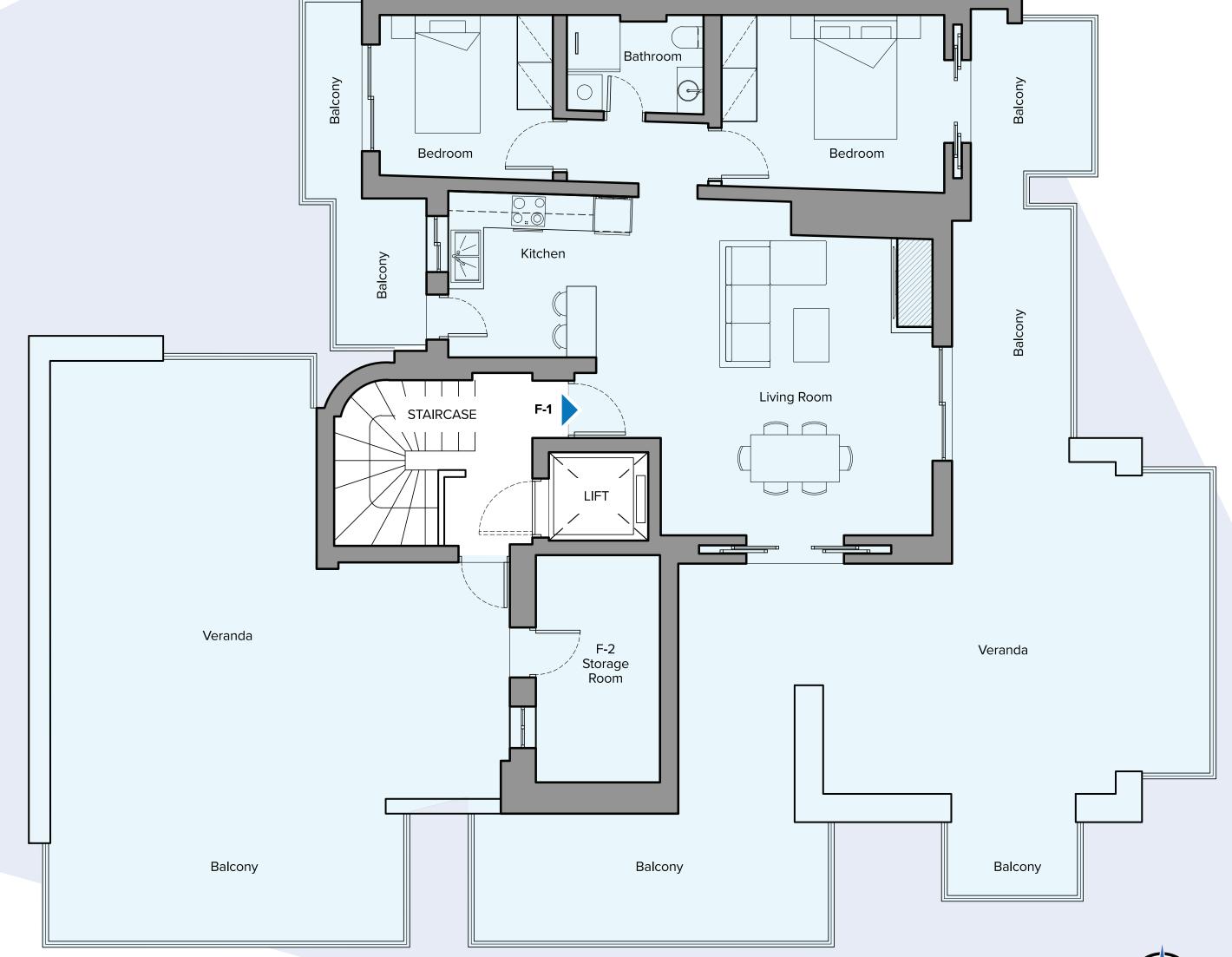








F-1 Apartment F-2 Storage Room









F-1 Apartment F-2 Storage Room





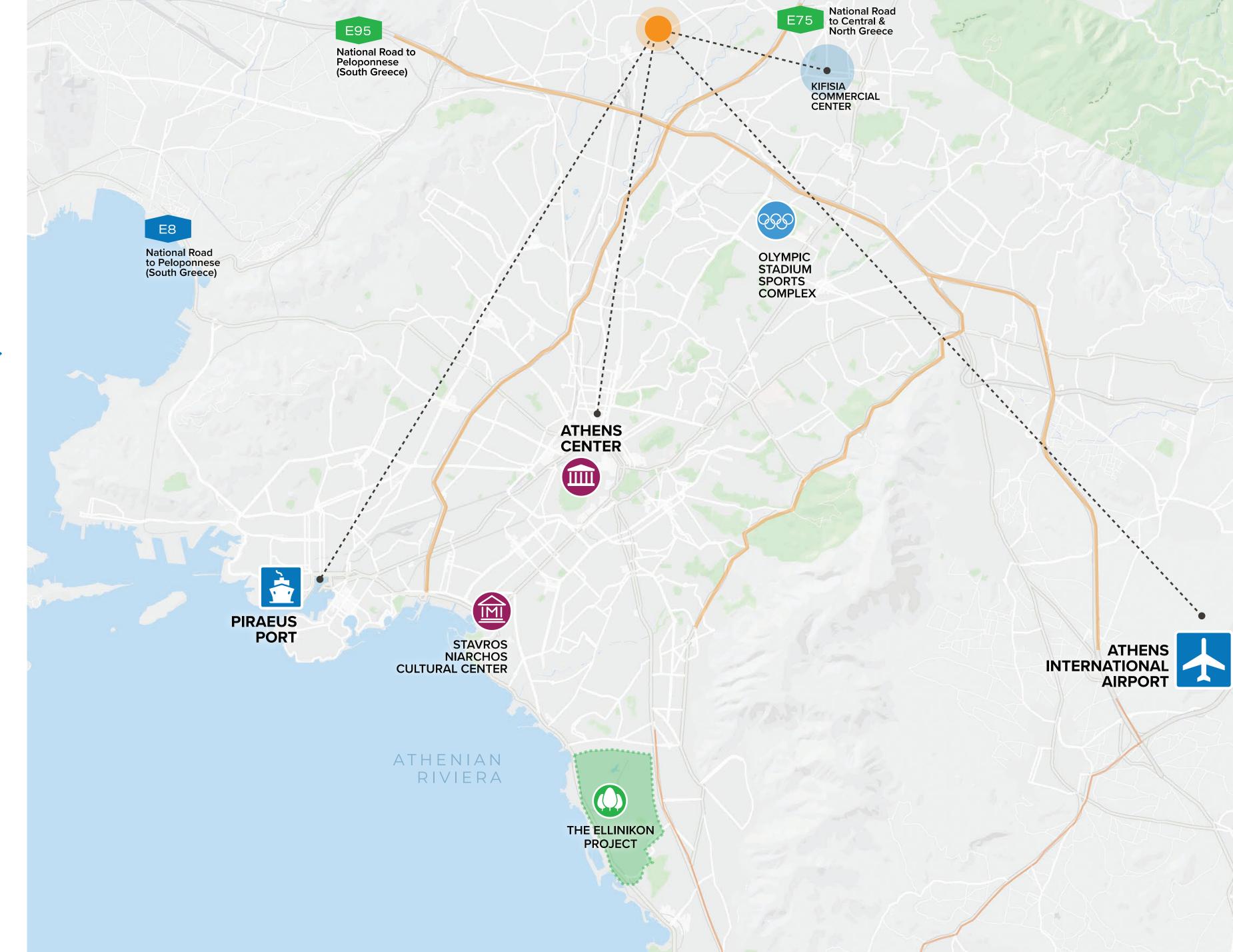


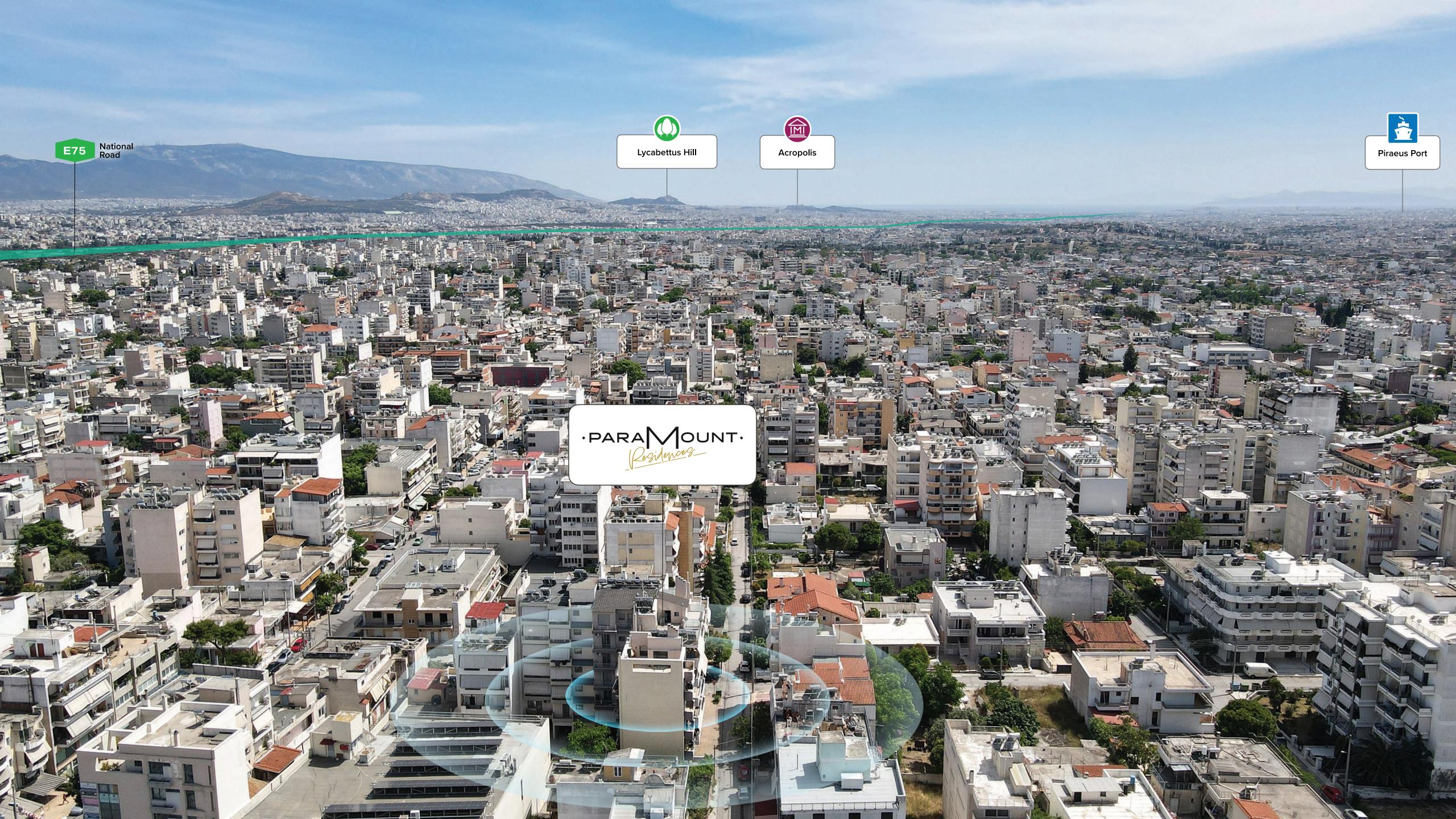


Athens Center 11.5km

Athens International Airport 24km











PEACEFUL MODERNS ACCESSIBLE

Located in an idyllic location on the **foothills of Parnitha Mountain**, it offers a quiet, relaxed
lifestyle while still being **close to Aharnes commercial center**, the National Road, and is
just a **10 minutes drive from Kifisia**.









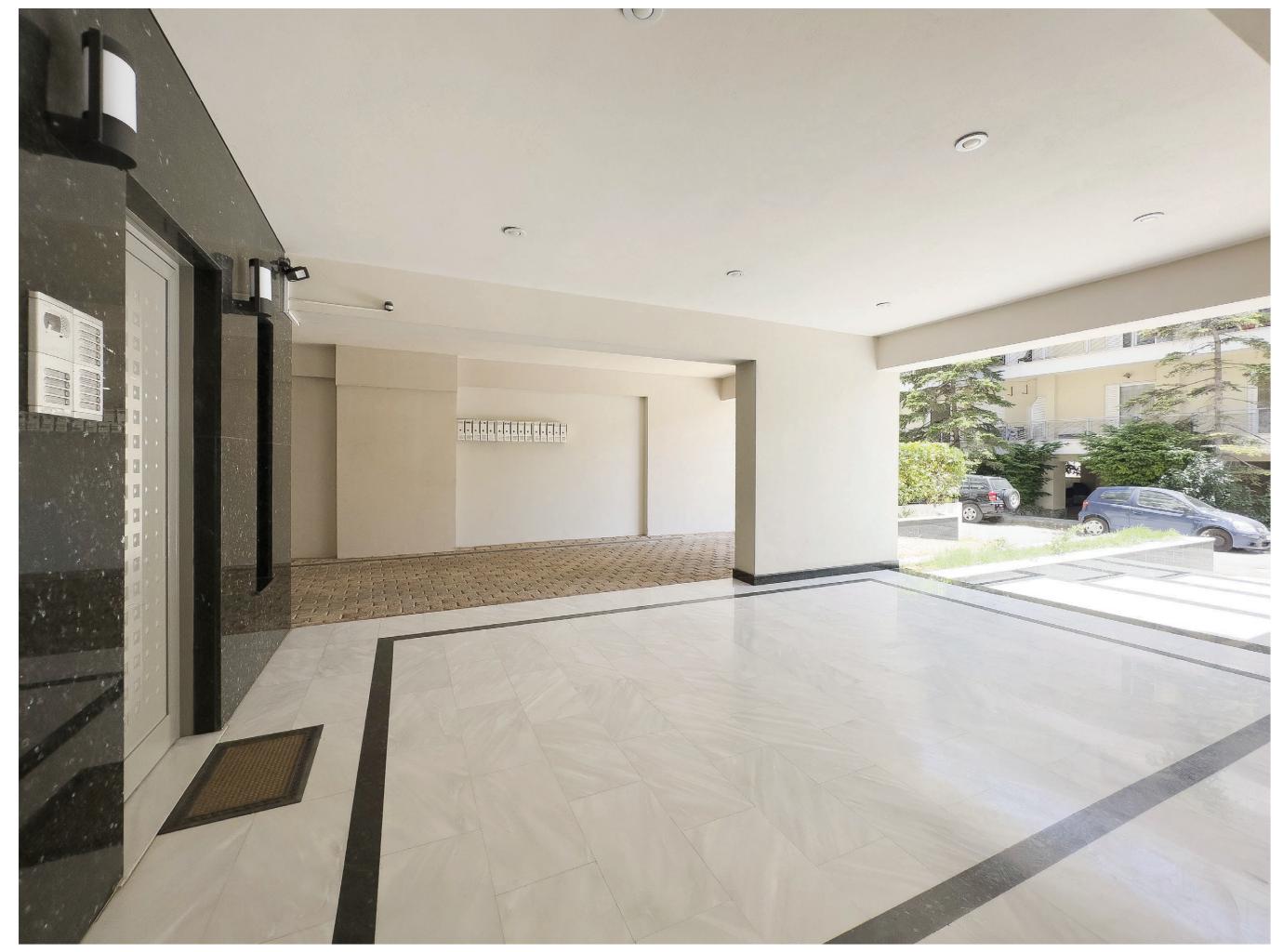


















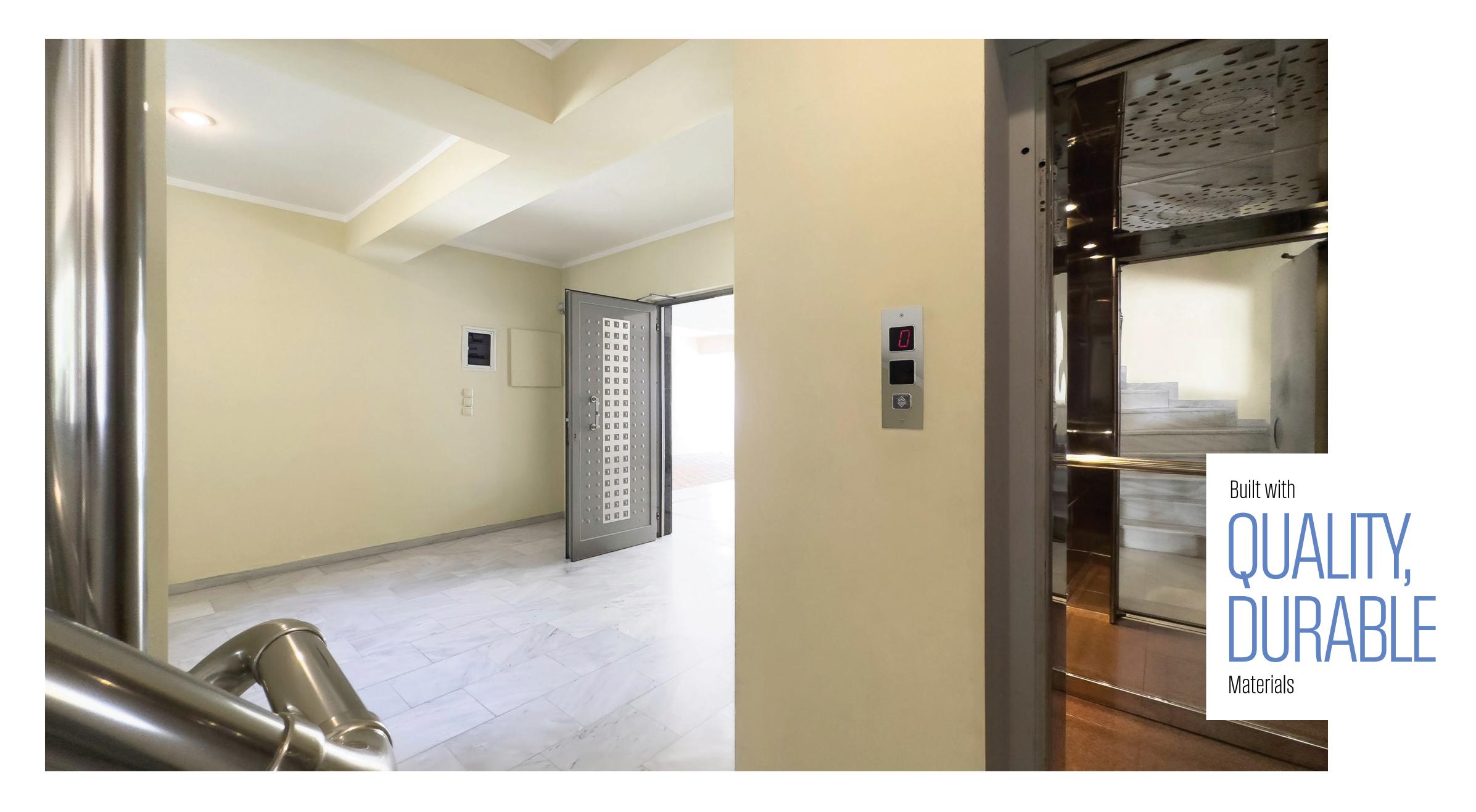








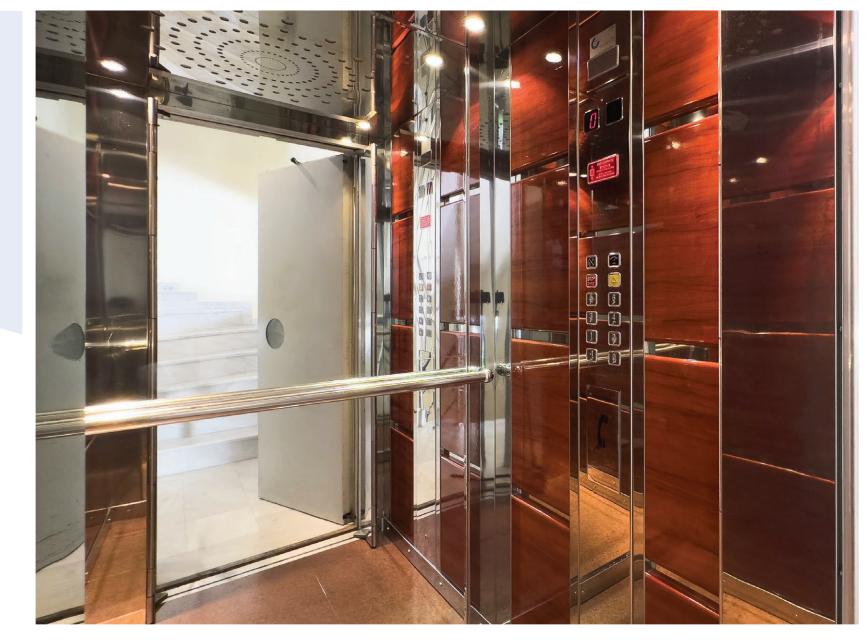


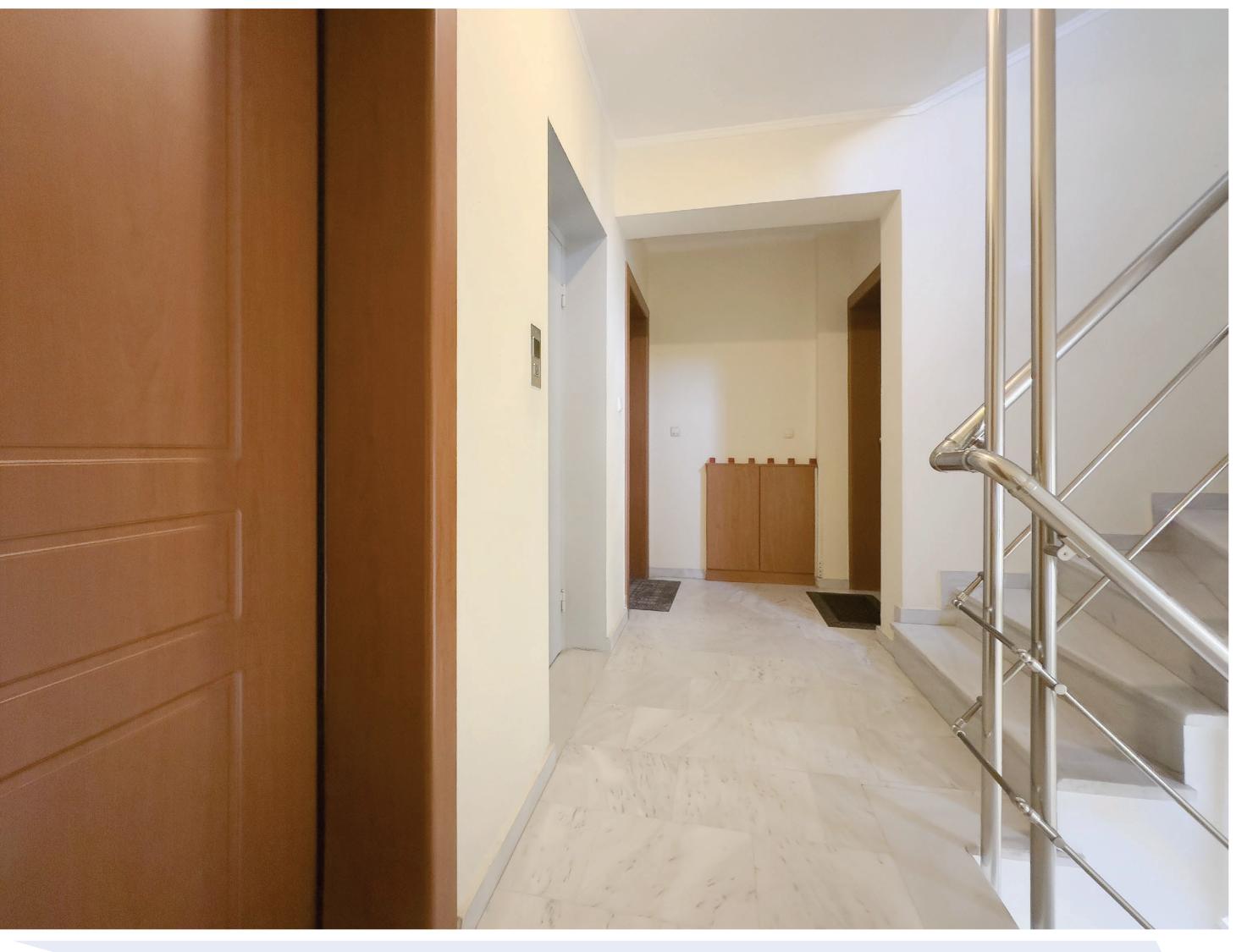




































Large Patios Verandas and Balconies with

OPEN VIEV/S

























Surrounding Area

Cinemas / Theaters





School





Train Stations

Super Markets





Bus Stations

Pharmacies

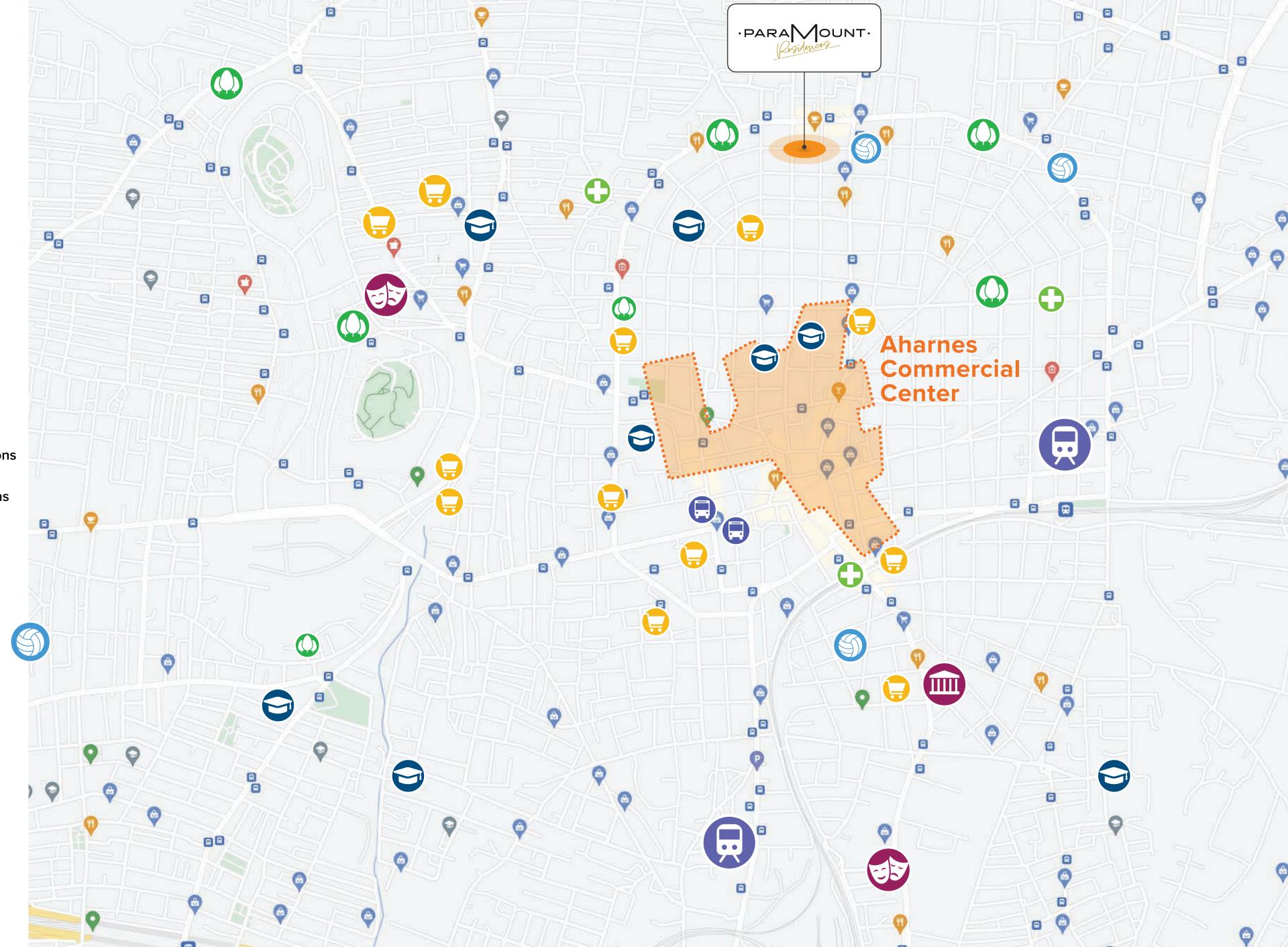




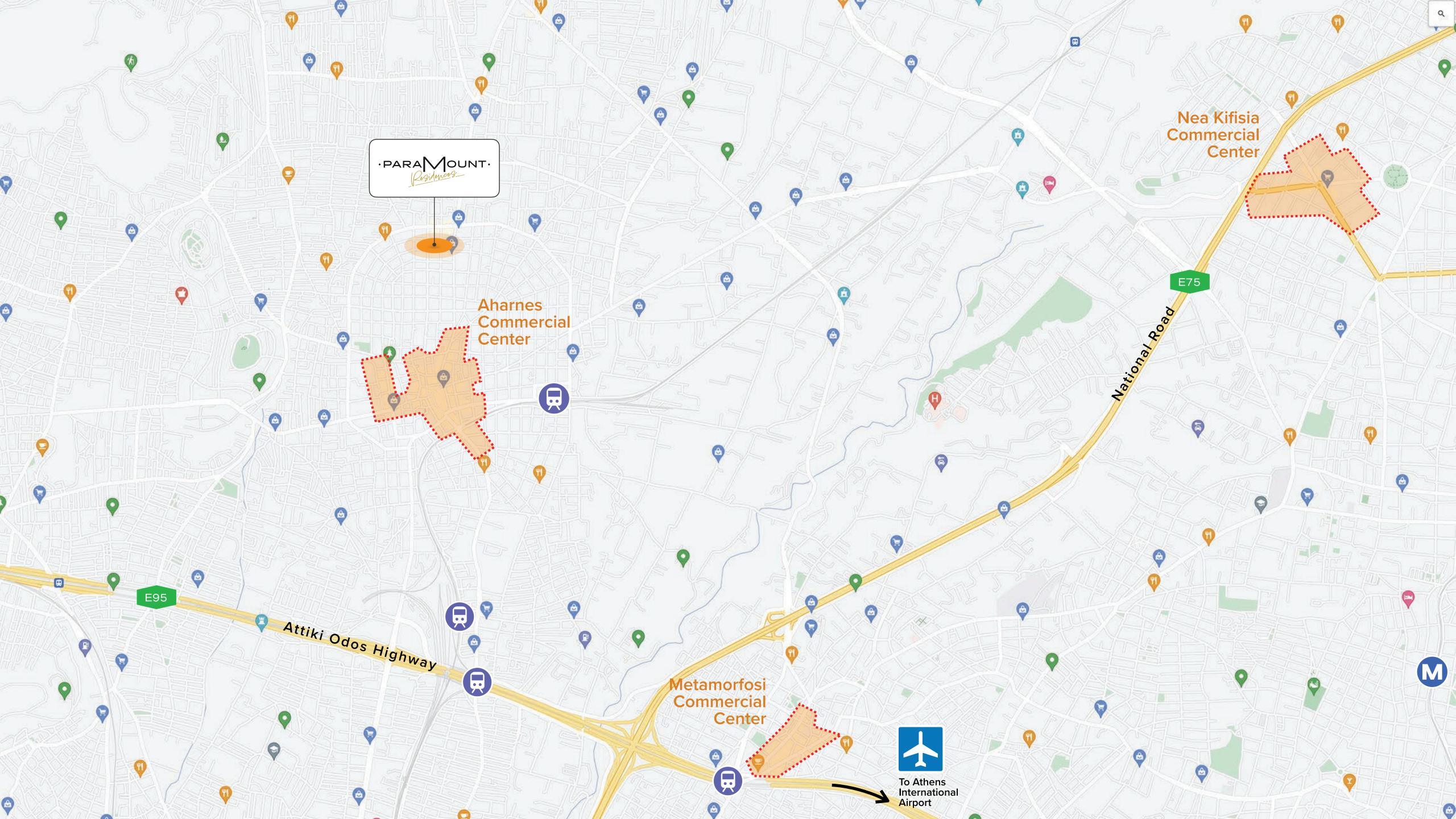
City Hal

Parks / Playgrounds







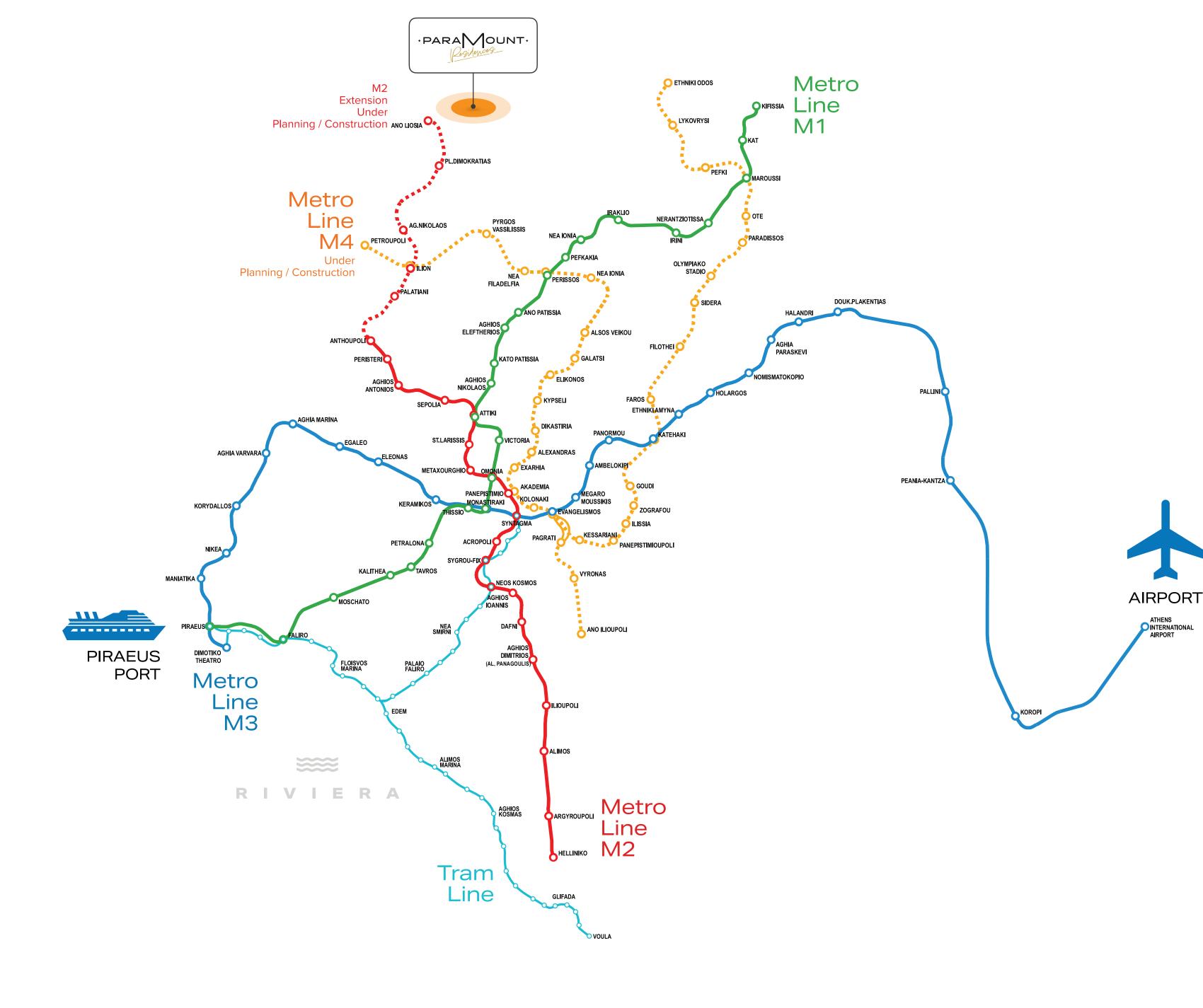




Transportation



PARAMOUNT Residences are just **60m** away from bus station and **1km** from the train station.













Kifisia Commercial Center

Stroll among Kifisia's tree covered, paved streets and enjoy an upscale shopping experience.

5.1km







St. Catherine's British School

https://www.stcatherines.gr

5.1km

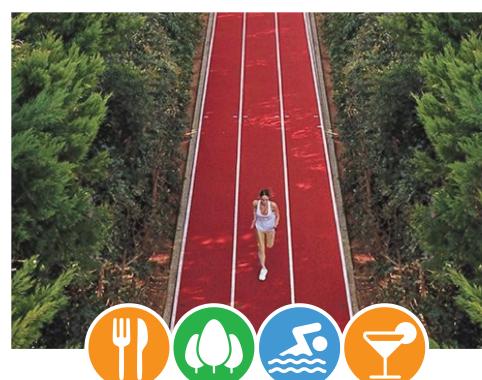
















Tatoi Club

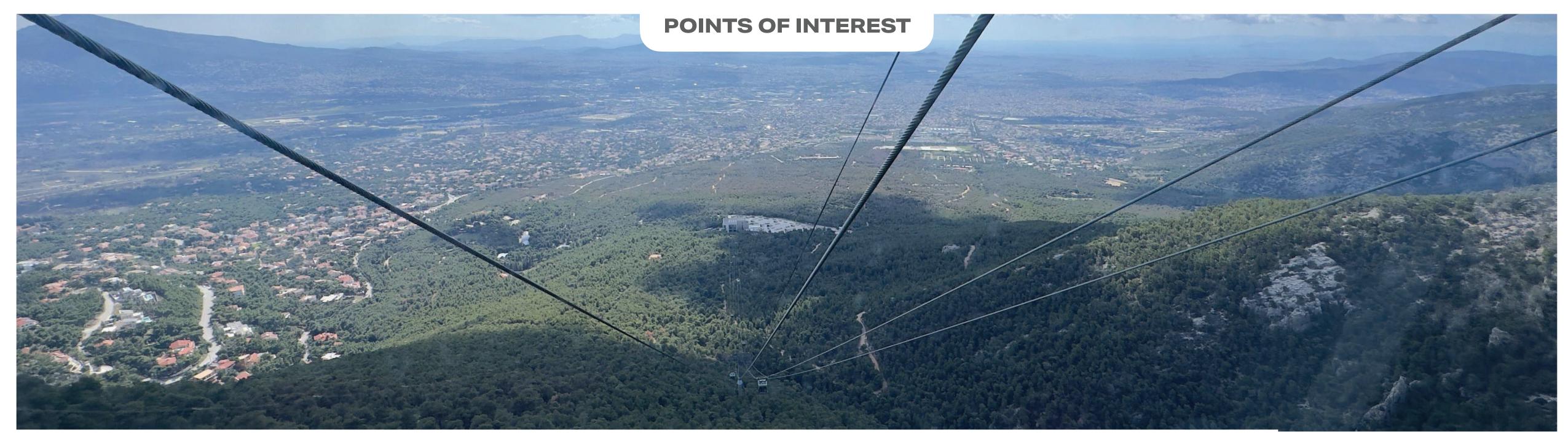
The Club offers a wide range of tailored experiences that both complement and complete each other, focusing on the overall well-being of its Members and Guests.

https://tatoiclub.com

5.4km

















Parnitha Mountain

Designated as a National Park, mount Parnitha (1413m) with its cable car, lush green forests, casino, winter shelter and stunning views!

5.5km













The Mall Athens

The biggest shopping Mall in the Southeast Mediterranean, offers brand-name department stores & boutiques, cinema & eateries.

https://themallathens.gr/

6.7km







Goulandris Natural History Museum

The Museum of Natural History features exhibits on animal and plant life and is a popular educational and family destination.

https://www.gnhm.gr/

6.9km

















Regency Casino Mont Parnes

Drive or get the cable car to this magnificent Casino sitting atop Parnitha Mountain and enjoy hours of entertainment and fine dining.

https://www.athens.regencycasinos.gr/

7km







International School of Athens

A privately held IB school that serves students from nursery to Senior High school, housed across 3 campus buildings in Kifisia.

https://isa.edu.gr

7.65km



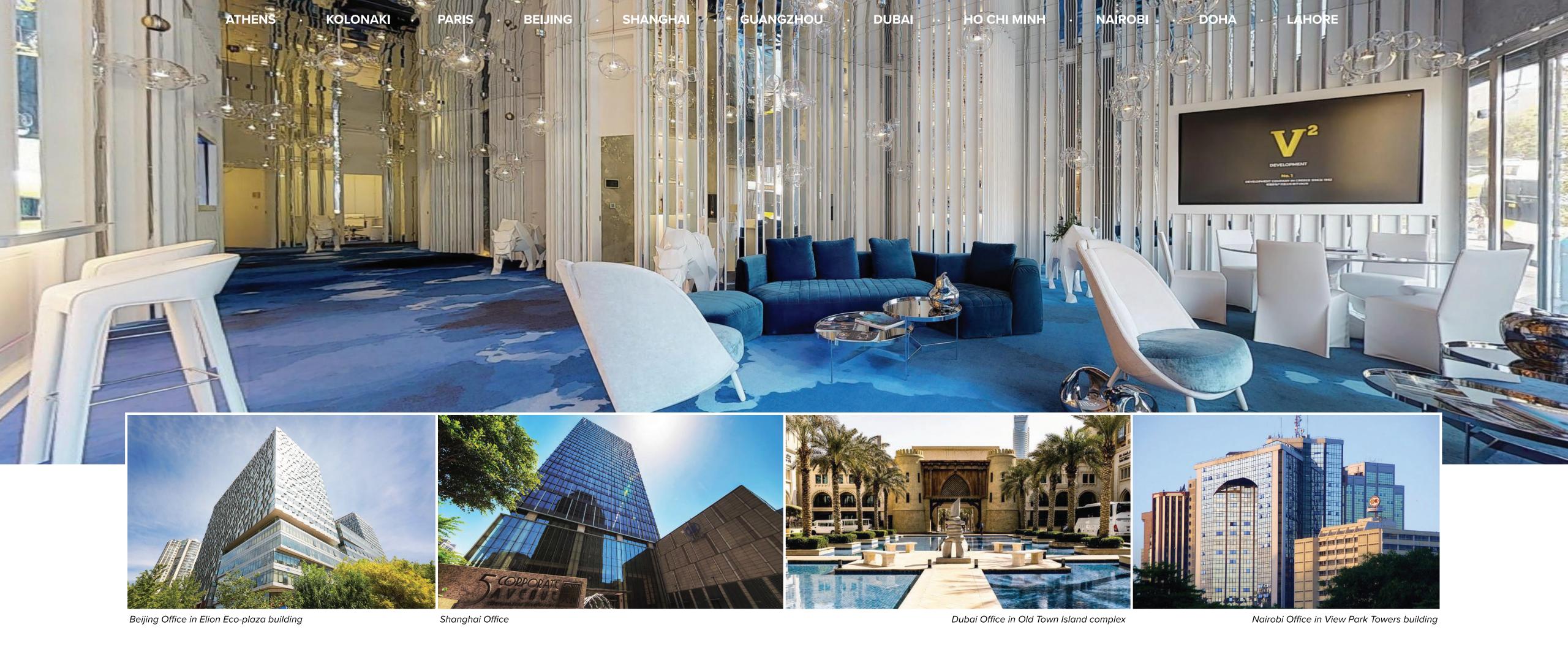


The Company

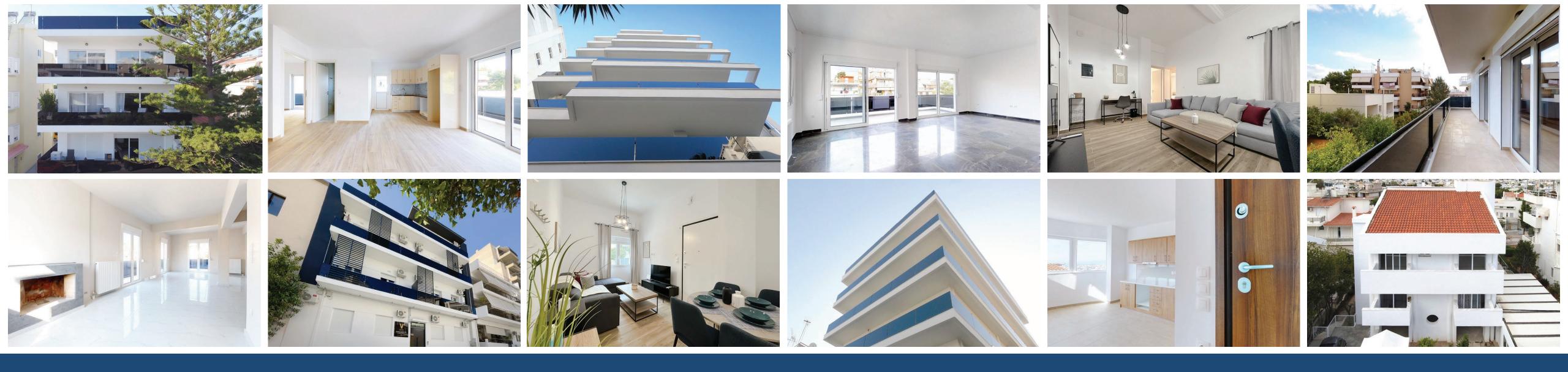
From its glorious past to a solid present and an even more promising future, V² DEVELOPMENT is the No.1 development company in Greece.



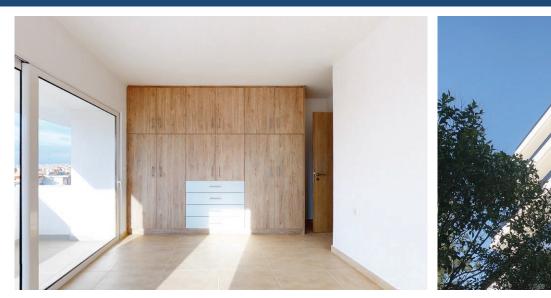




V² DEVELOPMENT was founded in 1962 as the successor to Ergon S.A., a company that defined the real estate sector in Greece. The company has sold over 7,000 real estate assets under its exclusive ownership, ranging from residential, retail, hotels and warehouse facilities with total holdings of more than 4,5 million square meters.



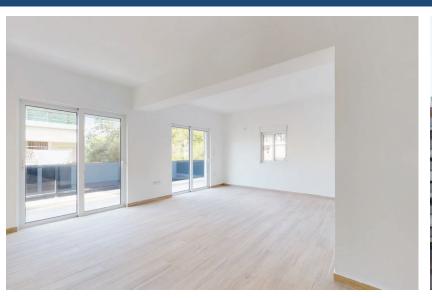
our upscale residential projects IN ATHENS' MOST PRESTIGIOUS LOCATIONS





















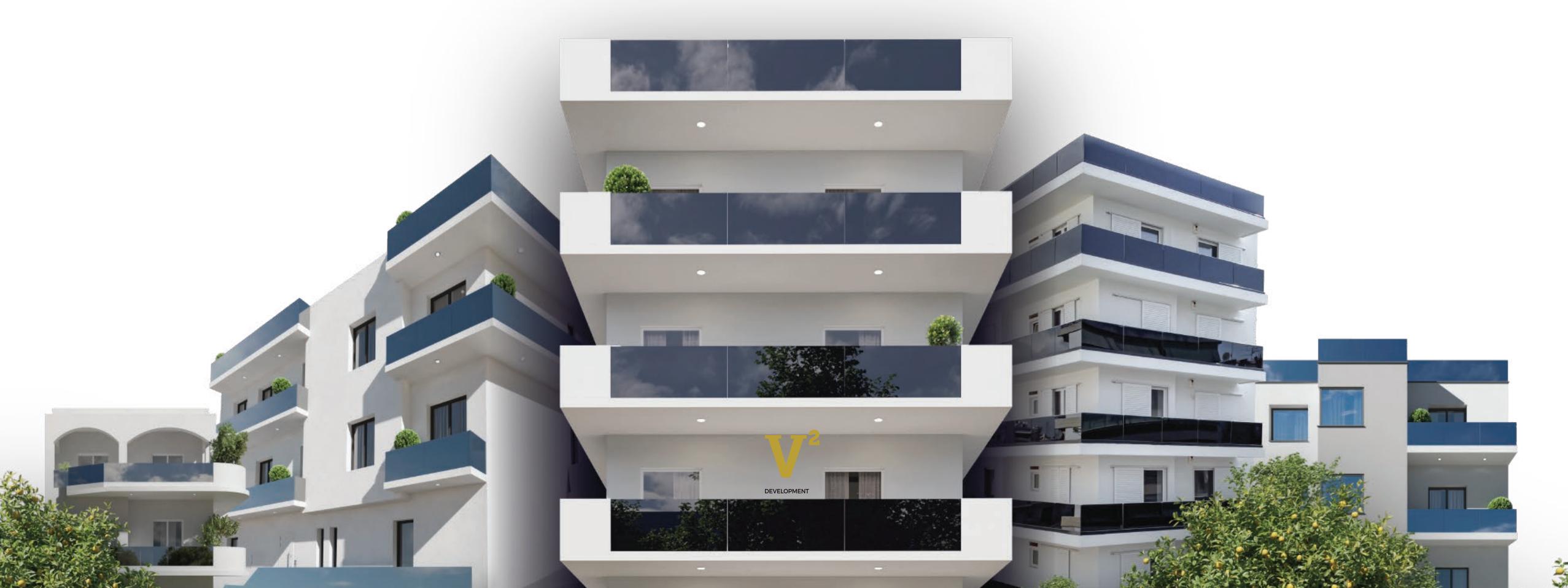




Our expertise your guarantee

All our residential projects have one thing in common: Quality!

We pick the best most prestigious and convenient locations and build or renovate homes for the discriminating investor, targeting maximum return. We have developed a unique aesthetic that is perfectly suited to our audience, thus providing solutions that are comprehensive, sensible, attractive and commercially appealing.



Quality comes

as standard.

Renovation Standards

Exterior

- Thermally insulated walls and windows
- Balconies with non-slip granite tiled floors
- Triplex safety glass railings
- Ecological anti-mould painting
- Exterior custom lighting

Communal Areas

- Security door with 18 lock points
- Video intercom system
- Fast transport elevator with fiberglass and mirror decoration
- Marble or granite tiled floors and stairs
- Ecological anti-mould painting
- Interior lighting in all areas









Renovation Standards

Interior

- Security door with 18 lock points
- Double lined laminate interior doors
- Floors in all areas with granite tile of Italian or Spanish origin
- Laminated oak wood category ac4-ac5 (depending on decoration)
- Ecological anti-mould painting
 Kitchens:
- Bakelite or high gloss kitchen cabinets
- Stainless steel sink with german faucets
- Carbon filtered cooker hood

Bedrooms:

• Bakelite, mdf wardrobes

Bathrooms:

- Italian origin porcelain lavatory and washbasin
- German shower and washbasin faucets
- 8Shower Security glass 8pm
- Bakelite or high gloss washbasin base cabinet

Every detail













Renovation Standards

Electrical Installations

- New electrical panels
- New wiring lines for lighting, sockets, switches
- Fiber optic lines: A/C, Alarm
- French switches and sockets

Plumbing

- New water pipes
- New sewer
- New gutters

Heating

- Autonomous Heating in every apartment
- New heating pipes, radiators or fan coils
- New Natural Gas or Diesel Boilers (depending on the existing area network) or heat pumps.





Our Expertise Your Guarantee!

COMPLETED RESIDENTIAL PROJECTS



NAGIA Residences

PALAIO FALIRO

Nagia Residences are located in Palaio Faliro overlooking the sea and close to one of the nicest urban redevelopment projects in Athens, the Floisvos Marina and surrounding areas.

Nagia Residences consist of 7 apartments and a ground floor store, from 75m² to a 120m² maisonette.





Our Expertise Your Guarantee!

COMPLETED RESIDENTIAL PROJECTS



PASADENA Residences

VOULA

Located in Voula, an upscale southern suburb of Athens, close to Glifada's shopping hub and the famous Athenian Riviera beaches.

Pasadena has 7 apartments ranging from 50 to 74m² with large balconies, great views and one of the most prestigious zip codes in Athens.











Our Expertise Your Guarantee!

COMPLETED RESIDENTIAL PROJECTS



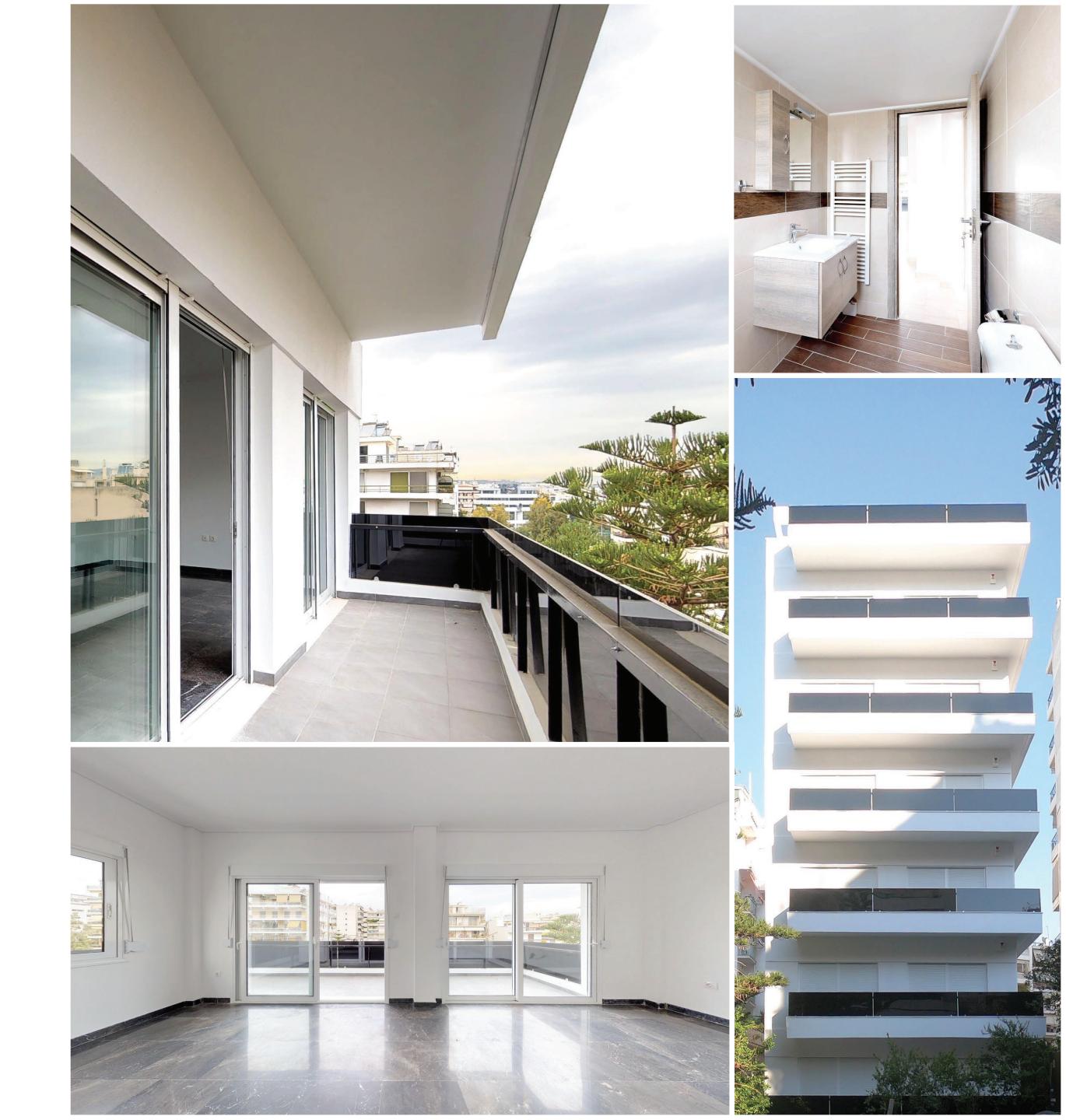
KEY BISCAYNE Residences

PALAIO FALIRO

The Delta of Faliron marks the beginning of the Athens Riviera and the 8 apartments in Key Biscayne Residences mark a new landmark in the area.

Whether you want to go to the beach, or Piraeus or the Acropolis, your starting point in Palaio Faliro is by far the most convenient choice.









Tondé Nast Condé Nast

Greece has been voted by the most prestigious travel publication as **Most Beautiful country in the world** for 2016 and 2019 while it was ranked 2nd for the years 2017 and 2018.

Invest in Greece hange your life!





"Greece My Residence" is the No.1 Permanent Residency program in the world for 5 consecutive years (2018 to 2022).





One of the strongest Passports in the world

The Greek passport gives you access to 184 out of 193 countries on the planet, including the United States, placing Greece among the countries with the strongest passports in the world.

