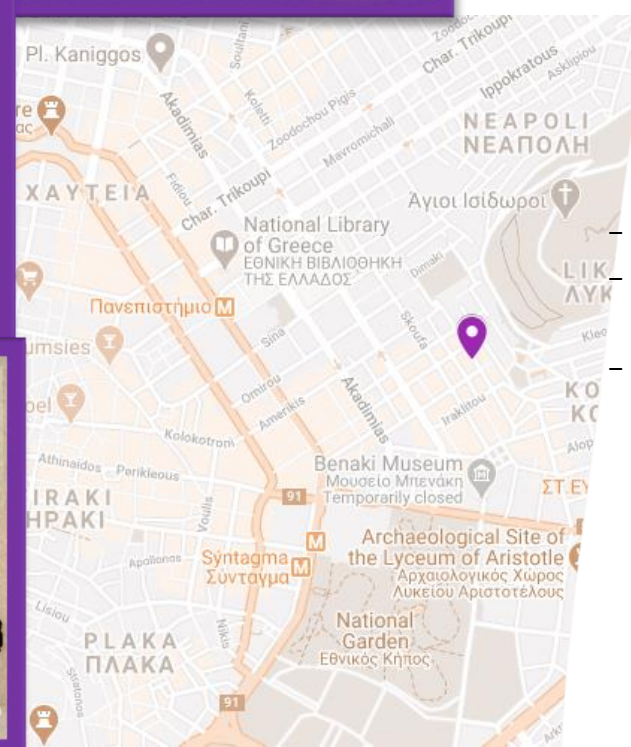
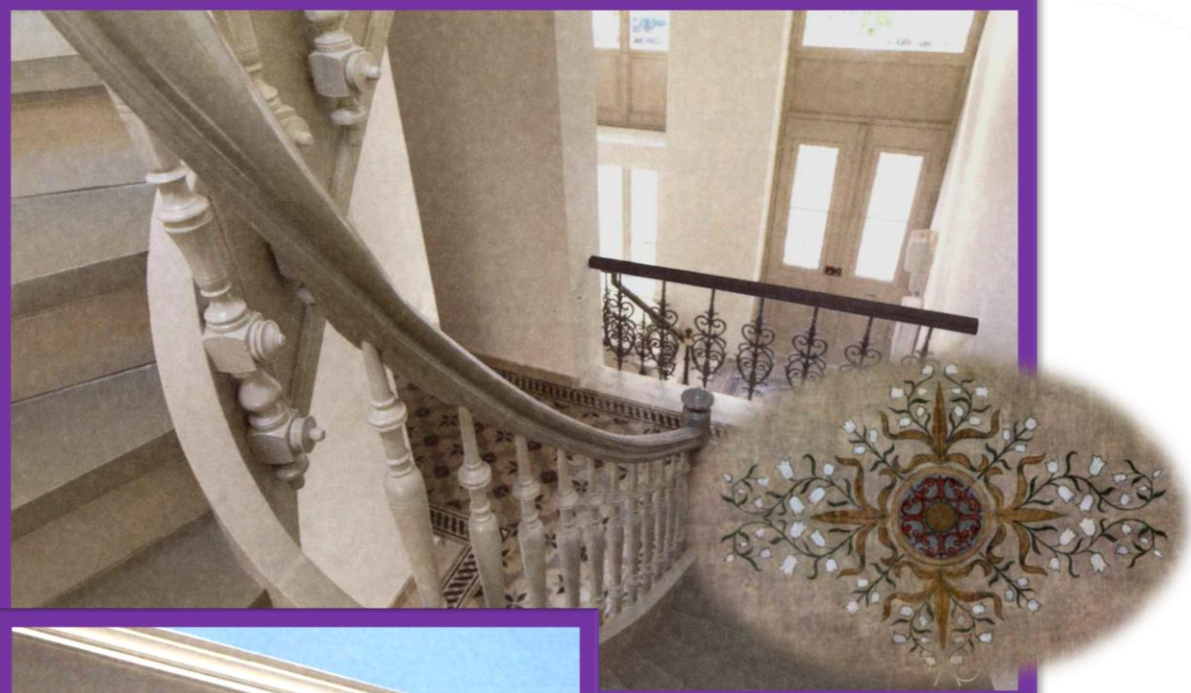




Premium Self-contained Building for Rent/ Sale
35 Anagnostopoulou st - Kolonaki

- Listed landmark building in Athens city centre
- Total surface : c. 632 sq m spread over four levels above ground (plus basement & attic)
- A property with significant history and unique architectural features



- The building dates to the inter-war years (1923-1939) and its restoration started in 2014, revealing ceilings & wall paintings of high aesthetics. Interventions have been executed in order to modernize its function and add flexibility to its use.
- The premises comprise a basement, ground floor, three storeys, an attic and three terraces with open views onto Acropolis and Lycabettus hill.

Level	Surface (sq m)
basement	163.30
ground floor	168.70
1 st floor	153.35
2 nd floor	168.38
3 rd floor	141.04
attic	13.56
roof	6.97
TOTAL	815.30

- EER: D
- The historical property is situated at a convenient location in Kolonaki and enjoys excellent accessibility and visibility.
- Distances:
 - 800 m from Syntagma metro station
 - 900 m from Panepistimio metro station
 - 1 km from Evangelismos metro station

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