



COASTAL ELEGANCE IN VOULA – MODERN 3-BEDROOM RESIDENCE WITH PREMIUM AMENETIES

PRICE: 900.000 €

REF Nr: 5-16

CAPITAL PROPERTIES

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Coastal Elegance in Voula – Modern 3-bedroom Residence with Premium Ameneties

Located in one of Athens' most prestigious seaside neighbourhoods, Voula, this residence enjoys a prime position on the Athenian Riviera, just steps from sandy beaches, beach clubs, green parks, and all daily amenities. The area uniquely combines the vibrancy of coastal living with the comfort of a refined residential community, offering both tranquility and convenience. Residents benefit from immediate proximity to Glyfada's shopping district, premium restaurants, international schools, wellness centers, and excellent transport links, while being only a short drive from the center of Athens and the iconic Acropolis. Voula stands out for its exceptional quality of life: clean and safe streets, family-friendly atmosphere, abundant green spaces, and a balanced mix of residential charm and modern infrastructure. In addition, its closeness to the upcoming Hellinikon Park - set to become Europe's largest urban park - significantly enhances the investment value of the area, making Voula one of the Riviera's most sought-after luxury markets. Situated on the 2nd floor of a contemporary residential complex, this beautifully designed 120.60 m² apartment offers a sophisticated blend of comfort, elegance, and modern functionality. The spacious layout includes a bright living and dining area with direct access to a large front balcony, creating an ideal space for relaxation and entertaining. A separate fully equipped kitchen provides both privacy and practicality. The apartment features three well-proportioned bedrooms, including a master bedroom with its own en-suite bathroom and private balcony, while the additional bedrooms share a second full bathroom. A guest WC and a thoughtfully designed entrance hall complete the functional flow of the home. The property includes one underground parking space, one ground-floor parking space, and a private underground storage room, offering exceptional convenience. High-end construction specifications include underfloor heating, fan-coil cooling, optical fiber installation, smart-home systems, energy-efficient aluminum frames, large window openings for natural light, electric car charging infrastructure, parquet flooring, and premium sanitary ware. The building features reinforced concrete construction, earthquake-resistant design, alarm systems, and LED lighting throughout, ensuring both safety and comfort. Modern, elegant, and ideally located, this apartment represents an outstanding lifestyle and investment opportunity on the Athenian Riviera, also fully suitable for visa programs.

Building area: 120 m²

Level: 1

Bedrooms: 3

Bathrooms: 2

Built: 2025

Energy Performance Certificate: A

- Air conditioning
- Boiler
- Car charger
- City view
- Eco-Friendly (Green)
- Electric shutters
- Elevator
- Fire detection system
- Fireplace
- Garage
- Luxury
- Near park
- Near public square
- Near school
- Near supermarket
- Newly built
- Park view
- Parking
- Pets allowed
- Safety door
- Satellite TV
- Seaside
- Smoke detectors
- Sound insulation
- Storage room
- Tents
- Terrace
- Thermal insulation
- Underfloor heating
- Underground parking
- Ventilation system
- Wheelchair access
- Window screens



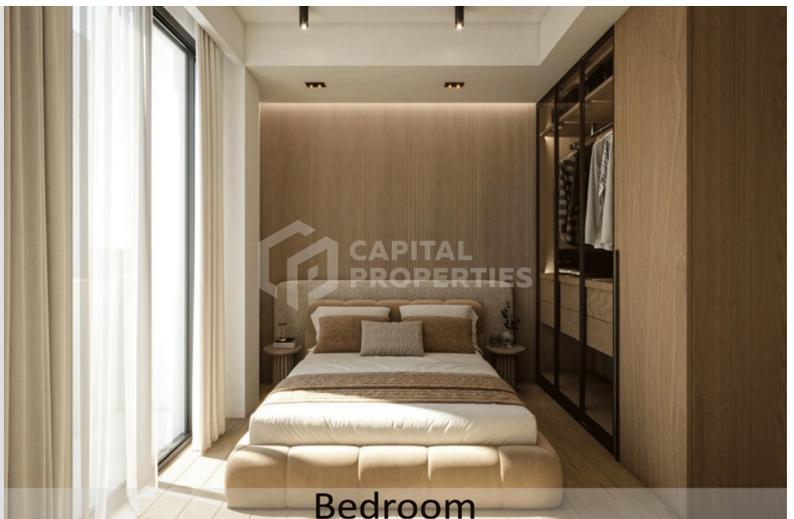
Main Entrance



Living Room



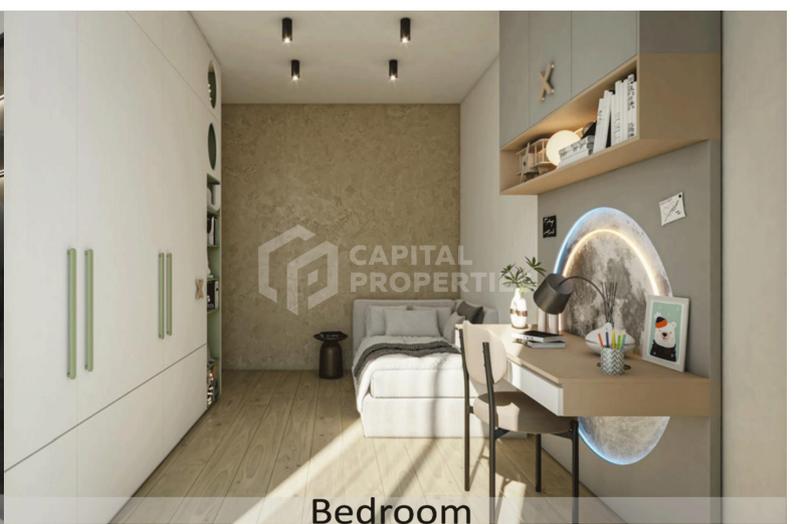
Dining Room



Bedroom



Master Bedroom



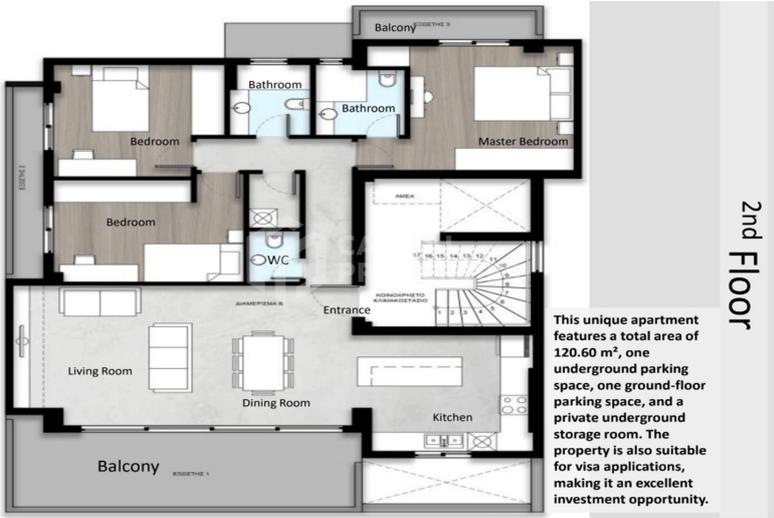
Bedroom



Ground floor - Parking



Under ground - Parking and storage



2nd Floor

This unique apartment features a total area of 120.60 m², one underground parking space, one ground-floor parking space, and a private underground storage room. The property is also suitable for visa applications, making it an excellent investment opportunity.