

# MG GREECE

## PRESENTATION

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Athens

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# ***THE PROPERTY***

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**INDEPENDENT BUILDING IN CENTER OF ATHENS.**

**Consisting of 6 floors and a basement.**

## **Building Description:**

**Total: 500 m<sup>2</sup>**

**Price :500.000€**

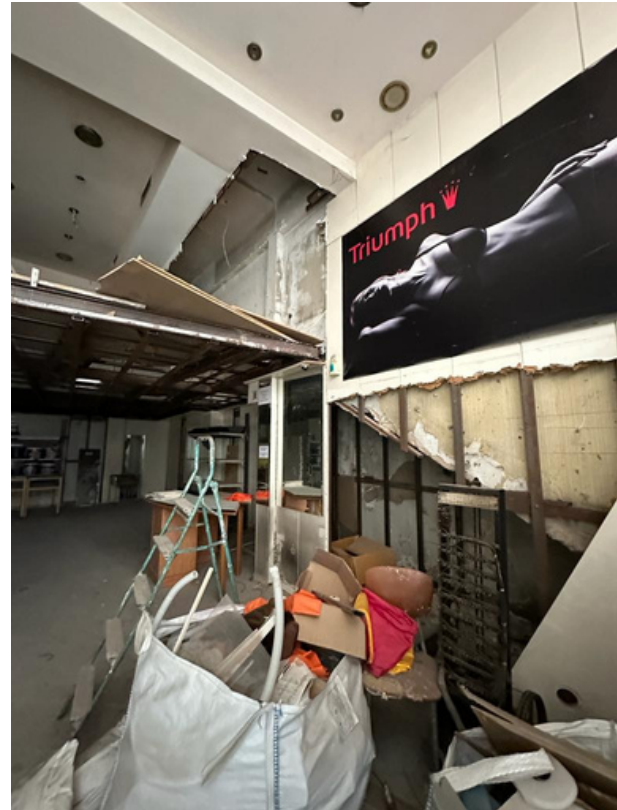


# THE FACADE





# THE BUILDING





# VIEW

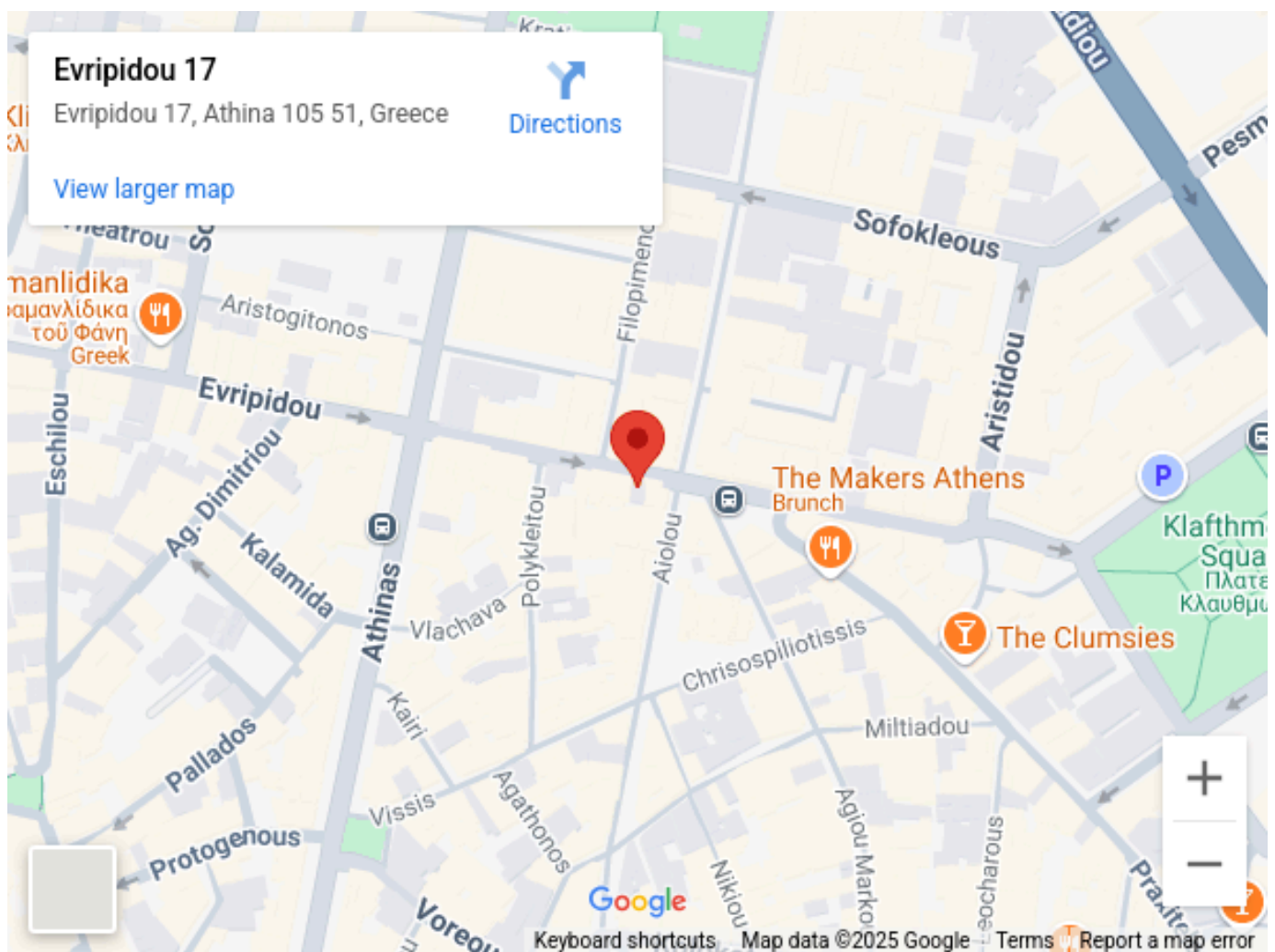


# STRATEGIC LOCATION

The building is located a few steps from Athens Central Market.

With easy access to all central points.

The property is located 10 minutes walking from Syntagma Square and 350 metres from metro station.

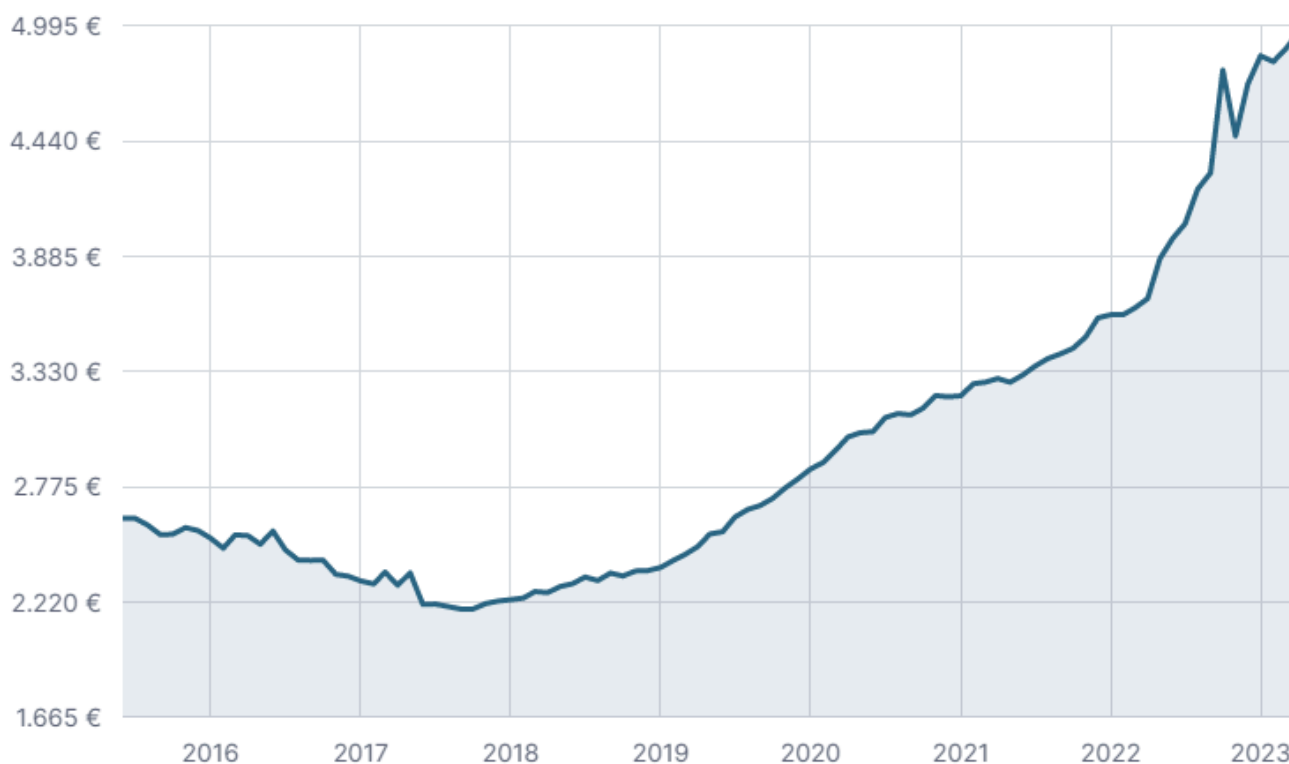




# SALES MARKET DATA

The average price for properties for sale in April 2023 was €4,957 per sq.m., an increase of 34.59% compared to April 2022 (€3,683/sq.m).

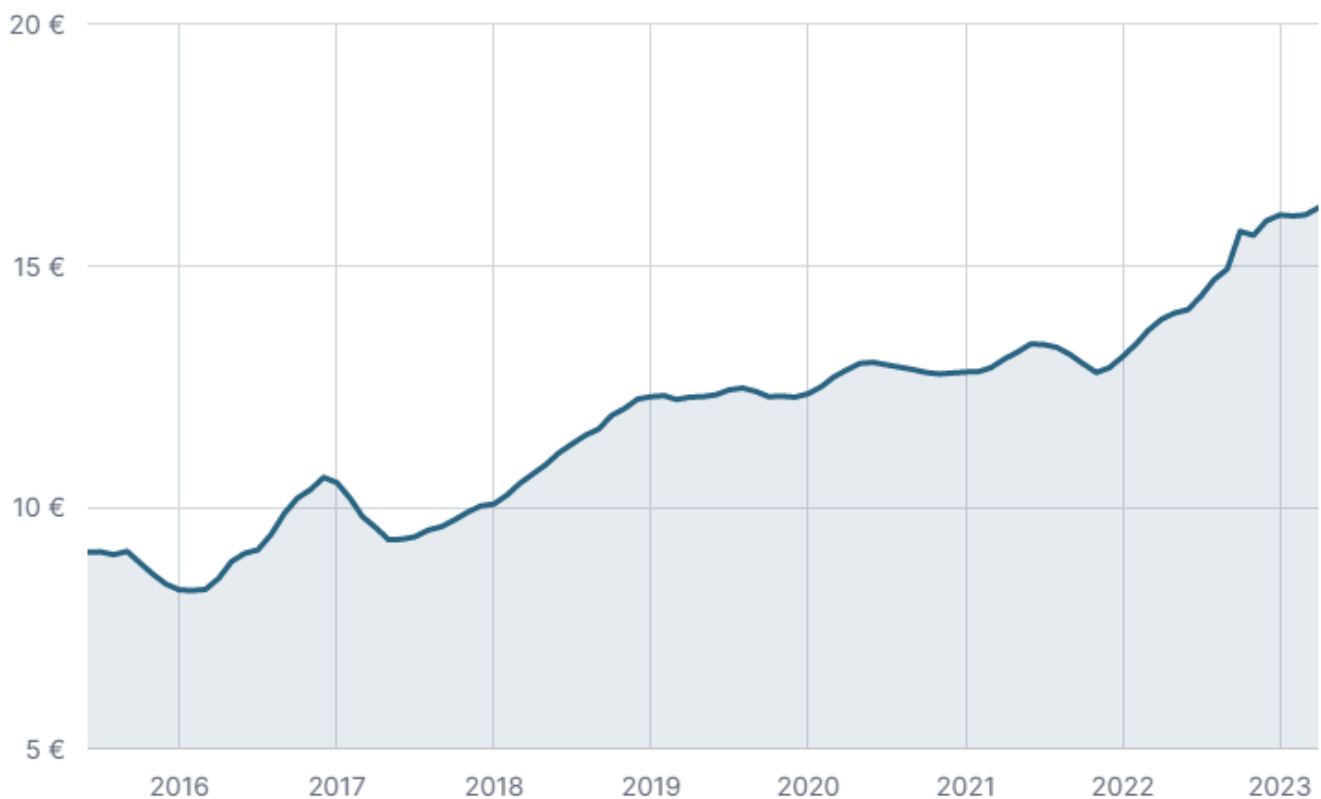
In the last 2 years, the average price in the area reached its highest point in the month of April 2023, with an average price of €4,957 per sq.m.



# RENTING MARKET DATA

The average price for houses for rent in April 2023 was €16.21 per month per sq m, an increase of 16.62% compared to April 2022 (€13.90 per month per sq m). ).

In the last 2 years, the average price in the area reached its highest point in the month of April 2023, with an average price of €16.21 per sq.m.





# ABOUT US

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MG Greece is a privately owned registered company in Greece that has been active **since 1996**, in the last decade the company has been operating in the local real estate market mainly in Athens.

MG Greece locates properties and potential investments for its clients, **inspects**, **renovates** and **manages** the properties on behalf of them, when the basis of the relationship between the parties is for long-term rent apartments.

The company owns **profitable** properties in central areas in the metropolis of Athens.

## DISCLAIMER

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The information contained in this document is not inclusive and does not claim to contain all of the information which investors may need or desire in order to make a conclusive investment decision.

Past performance is not a guarantee of future results.

All data as of 15/03/2025, unless otherwise noted.

