

Chalandri

# Green Eden

CODE DU BIEN: 759034



PRIX D'ACHAT: 585.000 EUR • SURFACE HABITABLE: ca. 113 m<sup>2</sup> • PIÈCES: 3

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## En un coup d'œil

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<b>Surface habitable</b>	<b>ca. 113 m<sup>2</sup></b>		
<b>Pièces</b>	<b>3</b>		
<b>Salles de bains</b>	<b>2</b>		

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## La propriété



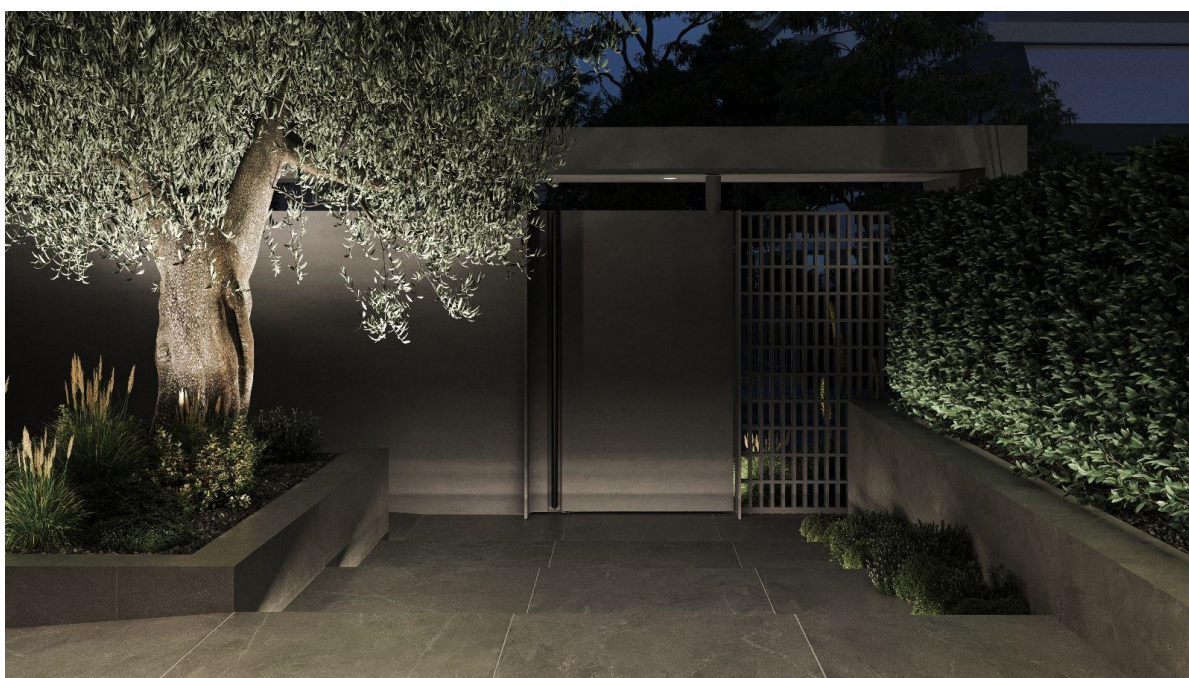
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## Une première impression

Green Eden is a refined and modern duplex penthouse that effortlessly combines comfort, sustainability, and elegance. Spanning across the 4th and 5th floors of a contemporary building in Chalandri, this 113 sq.m. apartment offers a truly exceptional living experience.

As you enter, the open-plan design welcomes you into a spacious kitchen and living area, creating an inviting atmosphere perfect for both relaxation and entertainment. The natural oak floors in warm tones and the wooden accents throughout the space add a touch of rustic charm, seamlessly blending modern design with a cozy, comfortable environment. A bioethanol fireplace enhances the ambiance, bringing warmth and a sense of tranquility to the room.

Designed with sustainability at its core, Green Eden boasts an A+ energy certification, ensuring energy efficiency and lower environmental impact. Underfloor heating, powered by a gas boiler, and a VRV-Multi Split cooling/heating system ensure comfort throughout the year. The integration of solar panels and photovoltaic technology reflects a commitment to an environmentally friendly lifestyle.

The penthouse offers three spacious bedrooms, two modern bathrooms, and an additional WC, perfectly suited for families or those who enjoy having extra space. Each apartment in the building also includes an EV parking space and a storage room, adding convenience and practicality to the luxurious living experience.

Located in the vibrant Chalandri area, Green Eden is just a stone's throw away from the center, offering the perfect balance between urban convenience and a peaceful residential environment. Chalandri is known for its charming blend of local shops, trendy cafés, and green spaces, making it one of the most desirable neighborhoods in Athens. The area offers a lifestyle full of amenities, with excellent transport links and a strong sense of community, making Green Eden the perfect place to call home.

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## Contact

**Pour de plus amples informations, veuillez contacter votre personne de contact :**

**VON POLL REAL ESTATE Athens**

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**Patriarchou Ioakim 19, 10675 Athina**

**Tel.: +30 21 06 14 87 77**

**E-Mail: [salesgreece@von-poll.com](mailto:salesgreece@von-poll.com)**

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