

Athens North – North

## Classic Elegance: Exquisite Ekali Estate.

*CODICE OGGETTO: GR23373126*



PREZZO D'ACQUISTO: 9.000.000 EUR • SUPERFICIE NETTA: ca. 1.820 m<sup>2</sup> • SUPERFICIE DEL TERRENO: 2.250 m<sup>2</sup>

**CODICE OGGETTO: GR23373126 - 145 78 Athens North – North**

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## A colpo d'occhio

CODICE OGGETTO	GR23373126
Superficie netta	ca. 1.820 m <sup>2</sup>
DISPONIBILE DAL	Previo accordo
Camere da letto	5
Bagni	8
Garage/Posto auto	1 x Garage

Prezzo d'acquisto	9.000.000 EUR
Casa	Casa unifamiliare
Superficie lorda	ca. 0 m <sup>2</sup>
Caratteristiche	Terrazza, Caminetto

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## Dati energetici

Tipologia di riscaldamento	centralizzato
Fonte di alimentazione	Combustibile liquido

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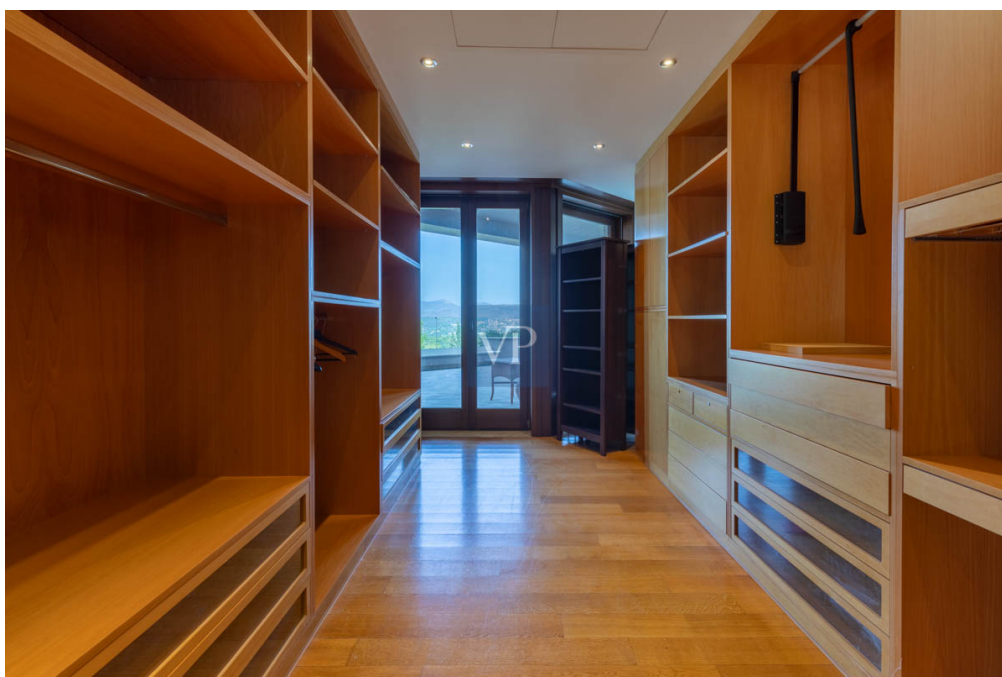
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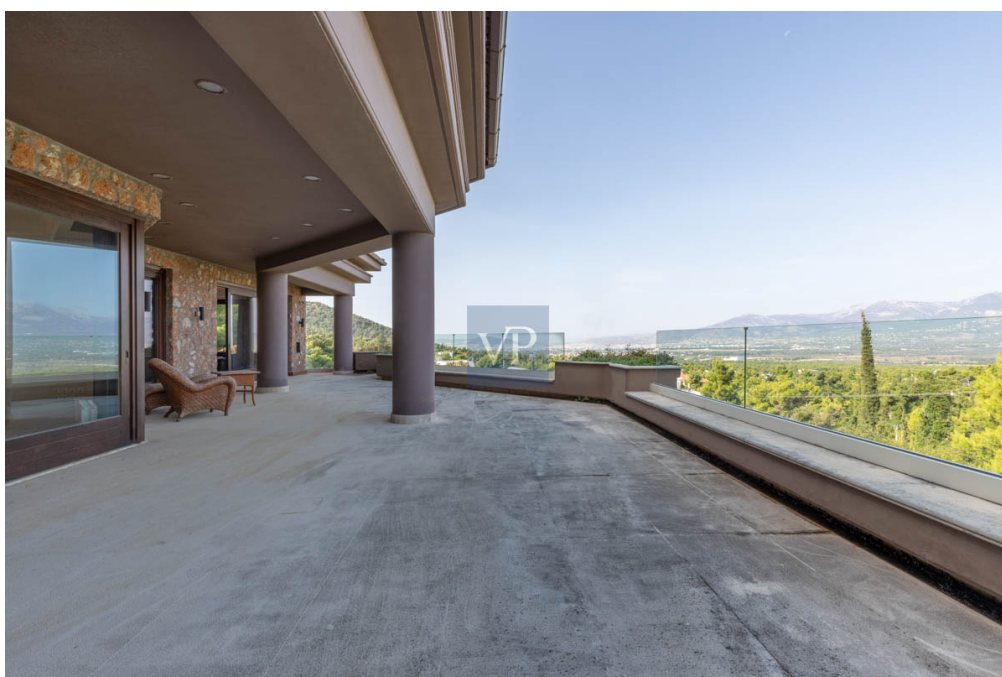
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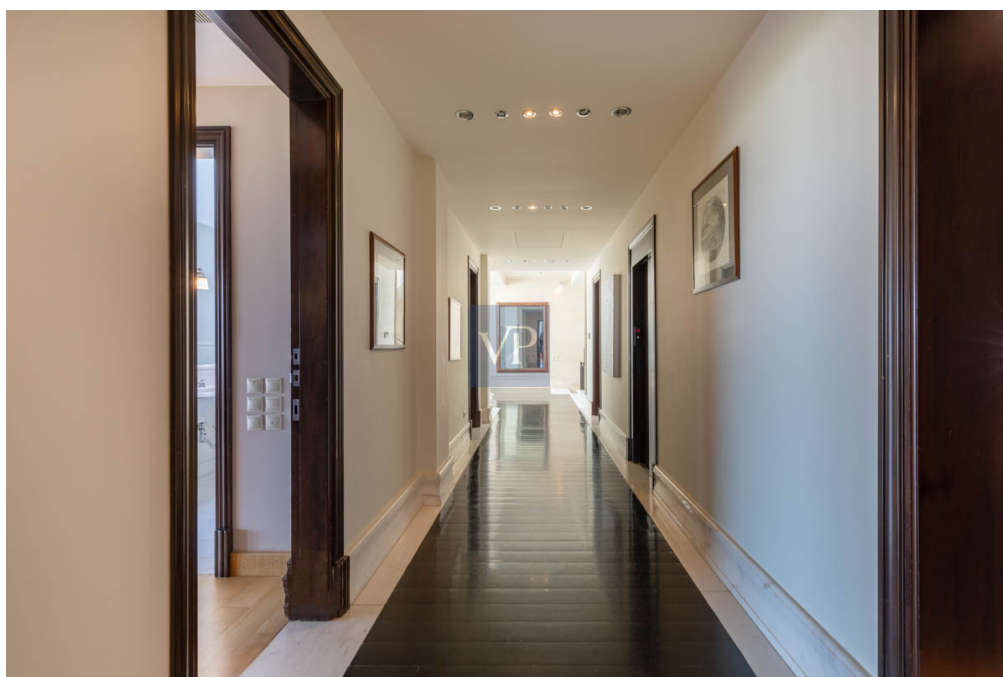
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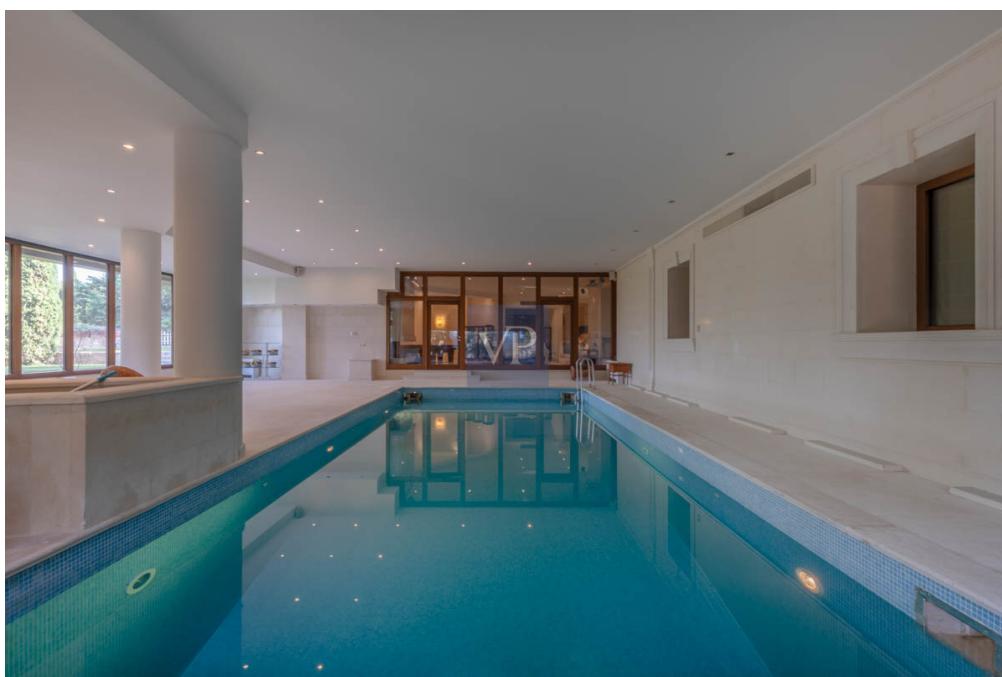
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## Una prima impressione

Exquisite Ekali Estate This luxurious estate is located in the exclusive suburb of Ekali. Surrounded by an expansive garden, the villa sits on a 2,250 sq.m. plot and boasts an impressive area of 1,800 sq.m. spanning four levels. This unique home is constructed using only the finest materials and features state-of-the-art amenities. The layout is both classic and functional, with wide terraces and pergolas seamlessly connecting the interior with the garden. Upon entering the property, an entrance hall opens up to a stunning, high-ceiling living room area with a fireplace and wooden exterior openings that provide direct access to the terraces and breathtaking views. The dining room, an extension of the living room, connects directly to the spacious kitchen. The kitchen itself is bright, functional, and well-equipped. Two large staff bedrooms are accessible from a wide hallway from the kitchen that leads to the entrance hall. Adjacent to the main entrance, there is a large WC and guest coat closet. A luxurious office with built-in bookcases is situated next to the main entry hall, offering a peaceful workspace. The first floor has five large bedrooms, each with its own en-suite bathroom. The master bedroom is particularly luxurious, with high ceilings, spacious wardrobe spaces, his and hers en-suite bathrooms, and an exclusive terrace. The remaining bedrooms are equally spacious and bright, with large openings and access to the terraces. The lower level features a sitting area and an impressive indoor heated swimming pool with continuous glass doors that lead to the garden. Additionally, there is a maid's room with a bathroom and a laundry room. One level below, the stone-clad wine cellar boasts a central tasting table. This level also houses a 5-car garage. Situated on a quiet street, the property offers a tranquil living environment while still being in close proximity to schools, restaurants, and recreational facilities with easy access to main traffic routes

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## Dettagli dei servizi

High-ceiling living room with a fireplace and access to terraces.

Formal dining room connected to a bright, functional kitchen.

Three staff bedrooms.

Luxurious office with scenic views.

First floor with five large bedrooms, each with en-suite bathrooms.

A master bedroom with his and hers en-suite bathrooms and a terrace.

Lower level with an indoor heated swimming pool, cellar, laundry room, and maid's room.

Stone-clad wine cellar on a lower level.

Five-car garage, storage rooms, boiler room, and alarm system.

High-quality materials, including wood frames and double-glazed windows.

Autonomous heating system and easy access to main traffic routes.

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## Partner di contatto

Per ulteriori informazioni, si prega di contattare la persona di riferimento:

VON POLL REAL ESTATE Athens

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