

# BARNES

INTERNATIONAL REALTY



ARISTOCRATIC BUILDING | ANAKTORA, ATHENS, ANAKTORA

PRICE: 9500000€

REF n°: **9540**

BARNES GREECE

18, Kanari str., 10674, Kolonaki, Athens, Greece

## ARISTOCRATIC BUILDING | ANAKTORA, ATHENS, ANAKTORA

A unique manorial building of 649sq.m. with a wonderful view towards the green and the Presidential Mansion, in one of Athens' best and high-end streets, in Anaktora.

Built in 1930, the property offers spacious areas, fine details on the ceiling and the doors, impressive heights and oakwood floors.

The overground spaces consist of 4 levels that feature wonderful marble common spaces and an elaborate staircase.

The ground floor consists of an apartment of 157sq.m, providing reception areas, a study room, 2 bedrooms with access to a shed that has been previously used as a swimming pool, 1 bathroom and a kitchen.

The 1<sup>st</sup> and 2<sup>nd</sup> floor make up a unique maisonette of 280sq.m. and high aesthetics with access to a lovely veranda.

The 1<sup>st</sup> floor features the reception areas, 1 bedroom, a kitchen and an imposing wooden staircase. The 2<sup>nd</sup> floor offers additional spacious areas, 2 bedrooms, a kitchen, 1 bathroom and 1 W.C.

The 3<sup>rd</sup> floor consists of an open plan space of 73sq.m. that provides a wonderful view, 2 auxiliary spaces and a W.C.

Lastly, the building includes auxiliary spaces of 89sq.m. in the basement.

An independent building of unique aesthetics with many configuration possibilities, in one the safest streets of Athens.

BUILDING AREA: 650 m<sup>2</sup>

LEVELS: 5

BEDROOMS: 7

Excellent location

Large veranda

Storage room



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This property is presented by



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