



ACROPOLIS RARE RESIDENCE

# Captain



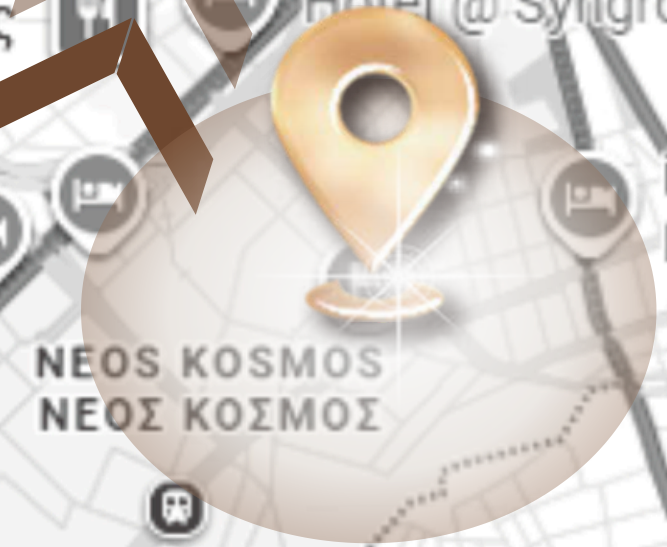


Athens  
Αθήνα



Acropolis of Athens  
Ακρόπολη Αθηνών

1.5km



Neos Kosmos

To Acropolis-1.5km (Acropolis View)

FILAKES  
ΦΥΛΑΚΕΣ

Korydallos  
Κορυδαλλός

VOTANIKOS  
ΒΟΤΑΝΙΚΟΣ

S-RENTIS

Ioannis  
Ρέντις

Kallithea  
Καλλιθέα

Moschato  
Μοσχάτο

Piraeus  
Πειραιάς

Freatida  
Παραλία

Attic Urban Rooftop

Hill Athens  
Rooftop Restaurant

Winners Vegan

Oroscopo restaurant

Hotel @ Syngrou Fix

ibis Styles Athens  
Routes Hotel

Vyronas  
Βύρωνας

Neos Kosmos  
NEOS KOSMOS  
NEOS KOSMOS

Nea Smyrni  
Νέα Σμύρνη

Agios Dimitrios  
Αγ. Δημήτριος  
Αττικής

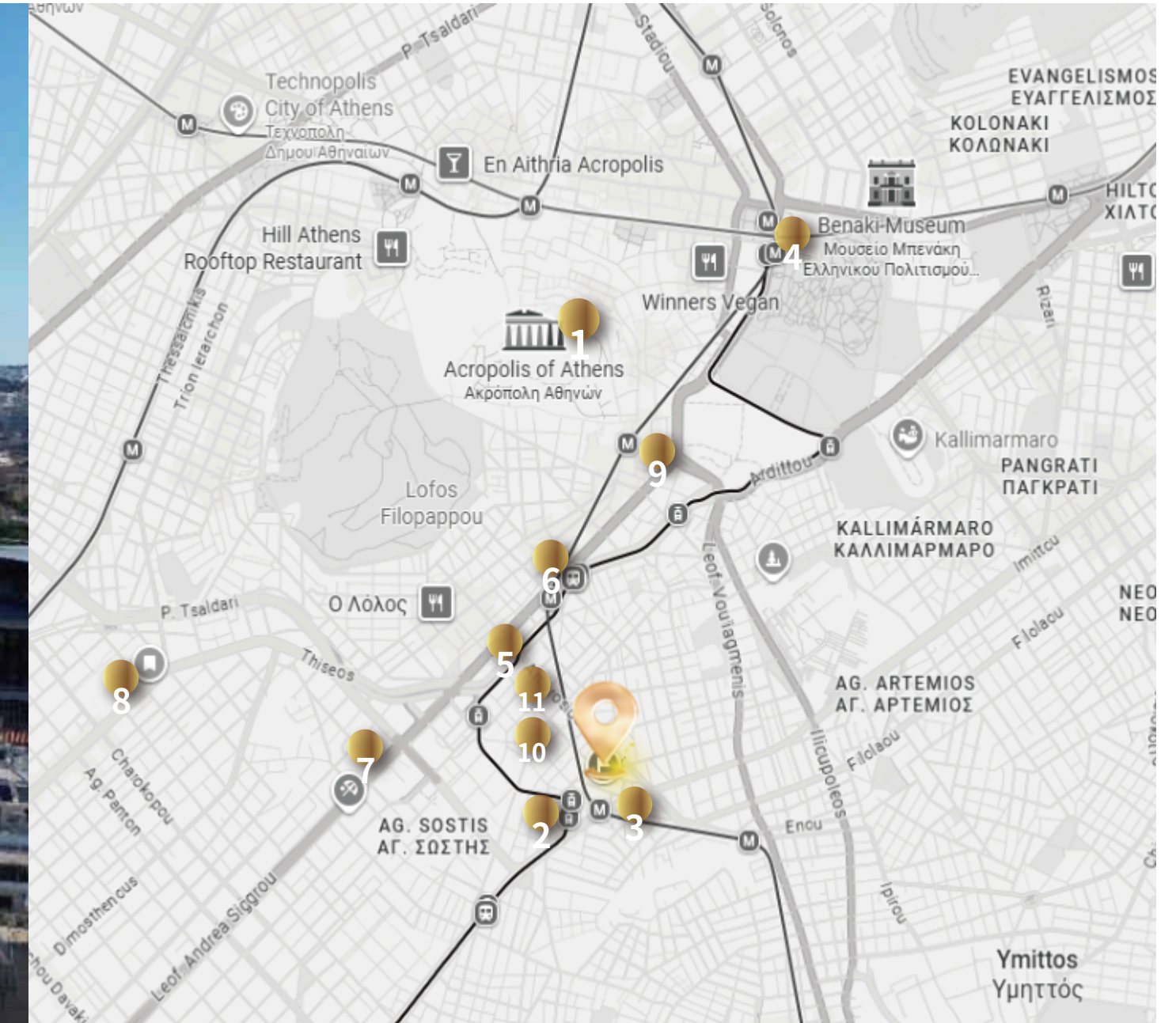
Marina Floisbou

Ilioupoli  
Ηλιούπολη

## LOCATION OVERVIEW – MAP HIGHLIGHTS

Located near the Acropolis in Athens, JUNYUE 1 is adjacent to numerous historical and cultural attractions, such as Syntagma Square, the National Gardens, the Temple of Zeus, and the Plaka Old Town shopping district. The Acropolis is within walking distance, making it a desirable residential area for middle- and high-income earners. It is also one of the three areas in Athens with the highest rental yields, attracting considerable investment.

- The number of visitors to the Acropolis site in Athens reached 4.558 million in 2024.
- Numerous schools and private colleges
- The nearby Siggrou Avenue is lined with the headquarters of top companies and shipping giants.
- Supermarkets, pharmacies, and variety of shopping destinations.
- Convenient transportation, close to the Metro station.



## GEOGRAPHICAL PROXIMITY

- To Acropolis-1.5km
- To the Neos Kosmos (Tram) station-240m
- To the Neos Kosmos (Metro) Station-250m
- To Syntagma Square-2.6km
- To National Museum of Contemporary Art Athens-700m
- To **IST College**-850m
- To **Panteion University**-1km
- To **Harokopio University**-2.1km
- To Acropolis Shopping District-1.4km
- To Sklavenitis Supermarket-400m
- TO **University Sorbonne Paris Nord**-500m

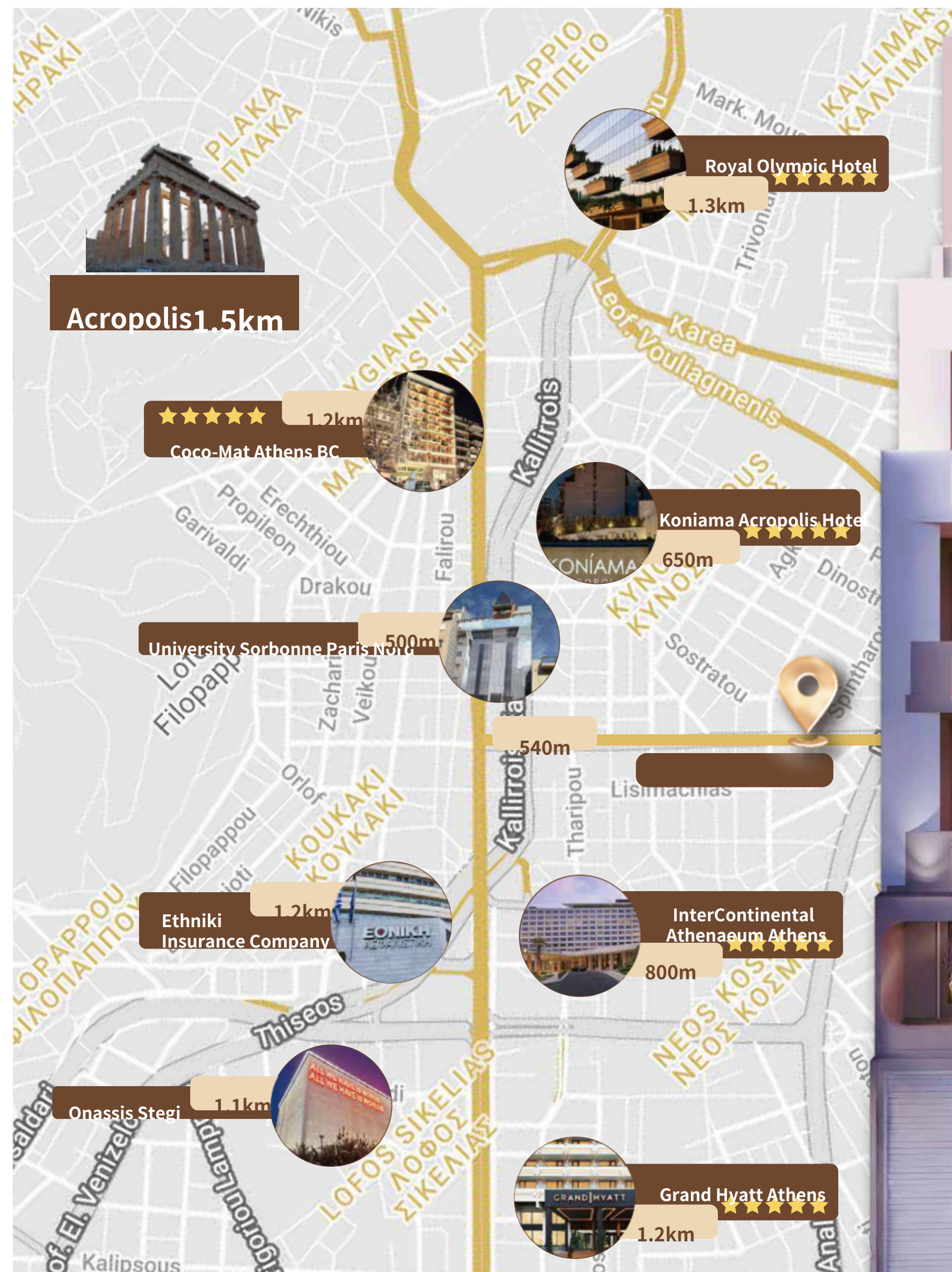
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**Siggrou Avenue** runs north-south through Athens, leading directly to the city center.

Five-star luxury hotels, headquarters of top global companies, and shipping giants line both sides of the avenue, creating a vibrant business atmosphere.

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- **Cohesive Design Integration** – Unified style for harmonious aesthetics throughout the property
- **Standardized Craftsmanship** – Streamlined construction with consistent quality and efficiency
- **Optimized Space Utilization** – Enhanced functionality to boost rental appeal and competitiveness

# THE DEVELOPMENT AT A GLANCE

## THE DEVELOPMENT



Modern style Building



Will achieve B ENERGY CLASS



ESTIMATED DELIVERY Q4.2026



Fully Furnished



Golden Visa Eligible

## THE UNITS



8 floors



15 units



17-46SQM



1-2 bedrooms

## KEY FEATURES & AMENITIES



Acropolis View balcony



Large balcony



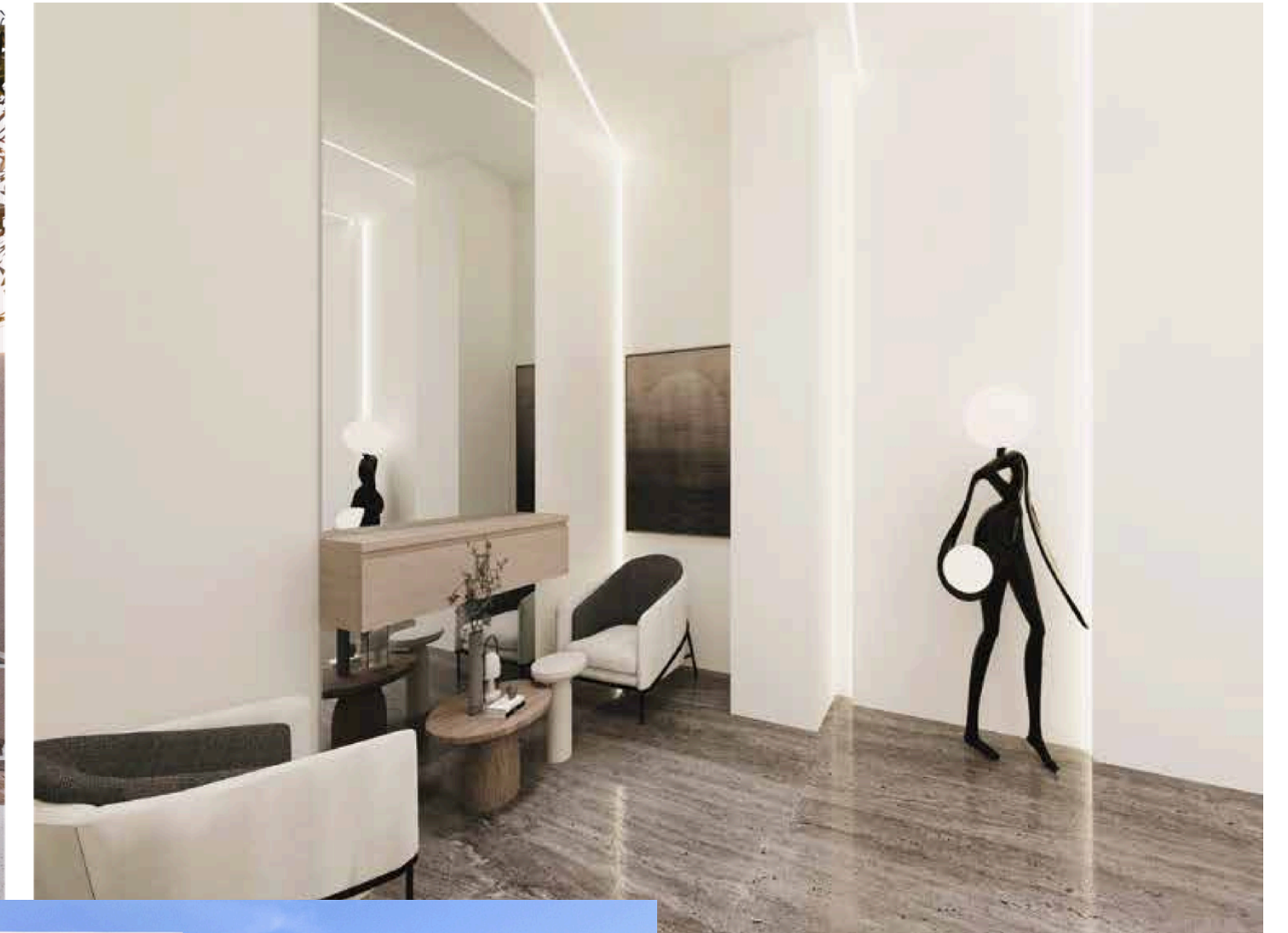
HIGH LUMINOSITY



PARKING SPACES



Tailored Home Solutions



On sale



Floor	Apartment	Sales sq.m	Garden sq.m	Total sq.m
GROUND FLOOR	G1	46.7	45.6	92.3

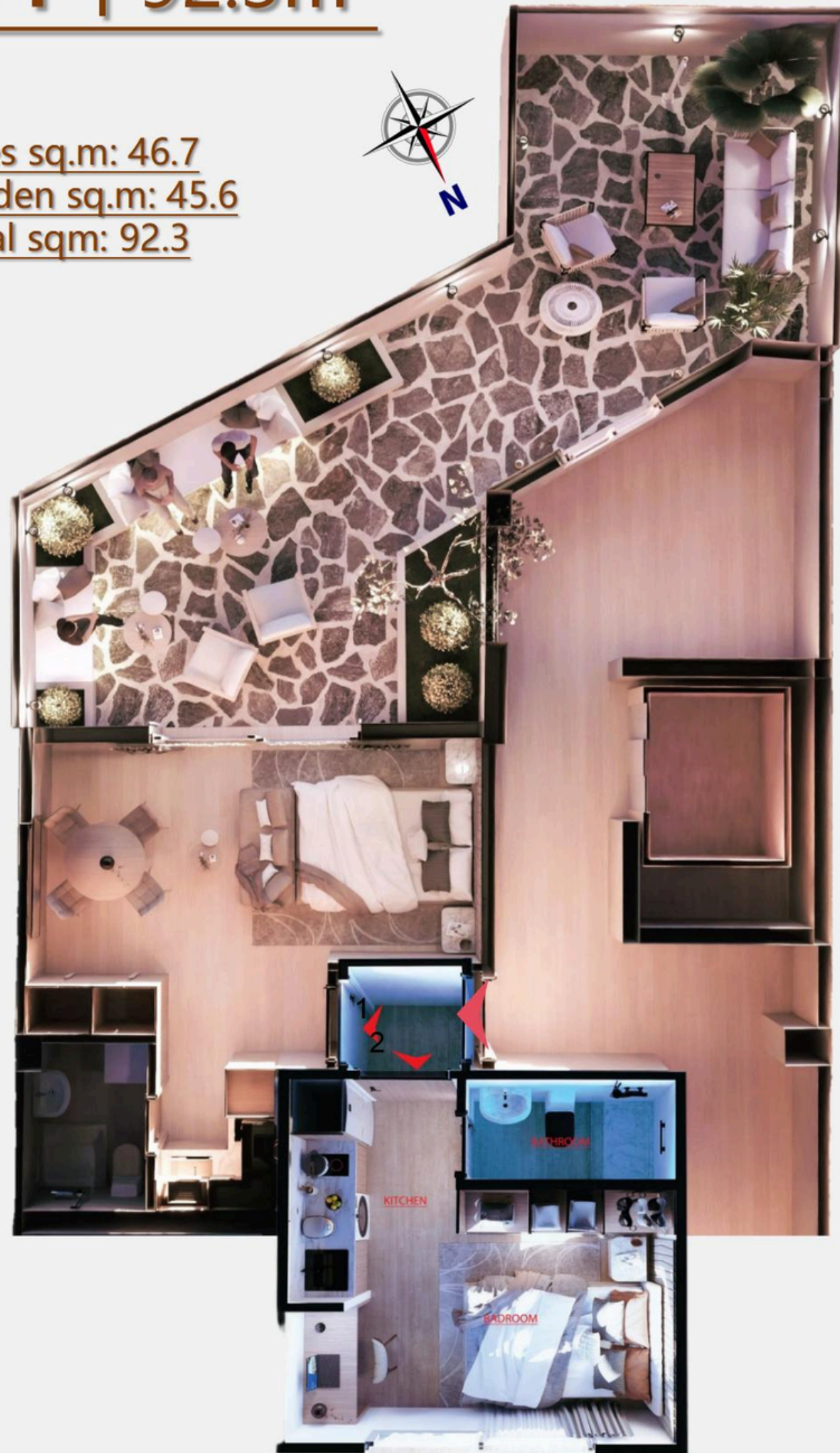


The renderings are for reference only.

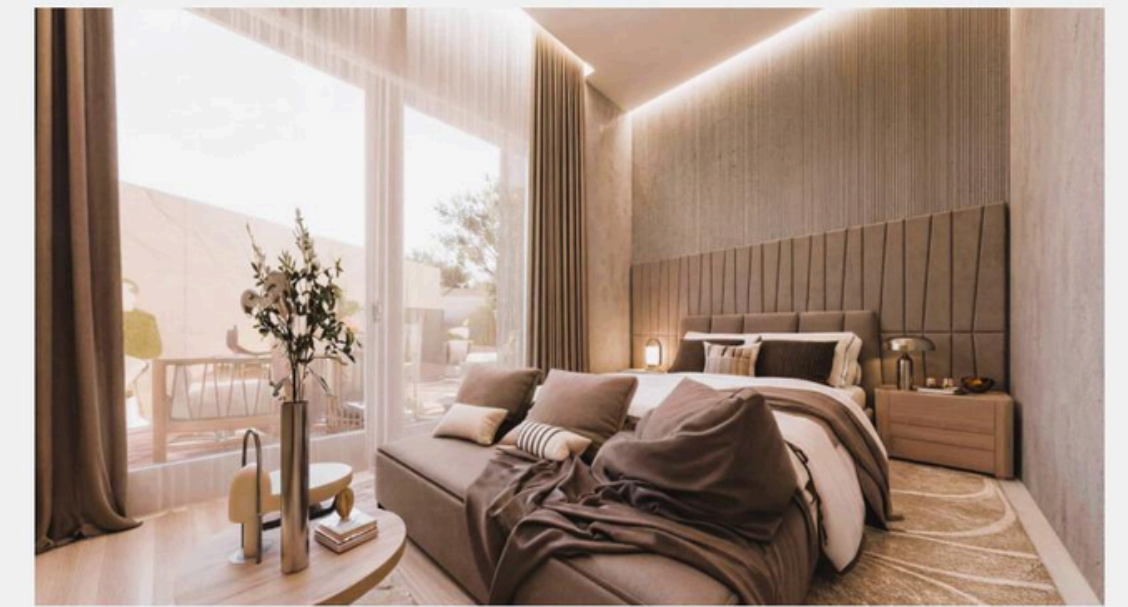
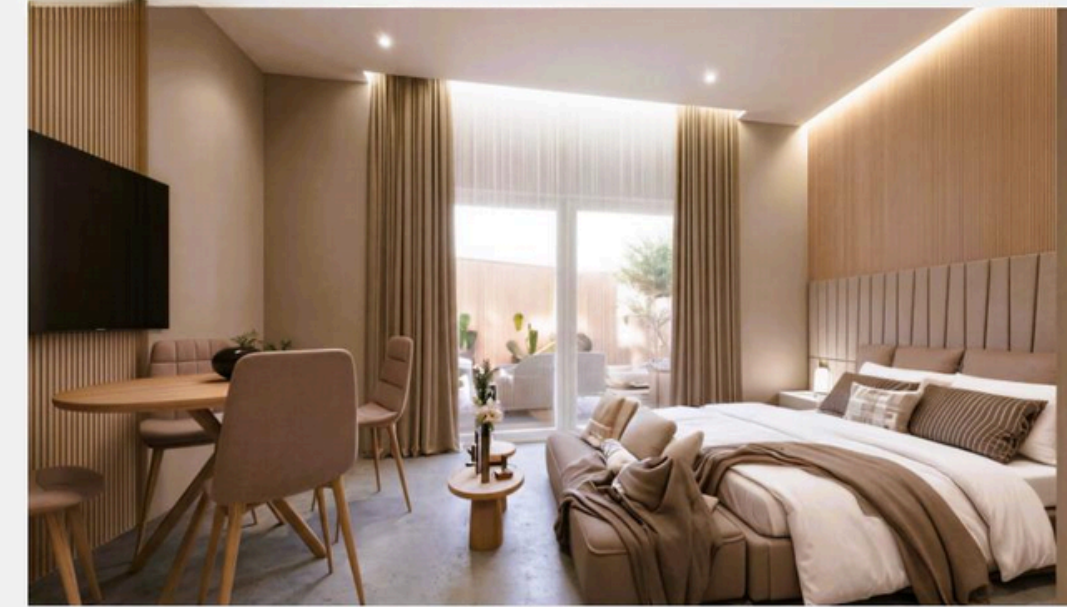
# HOUSE PLAN

## G1 | 92.3m<sup>2</sup>

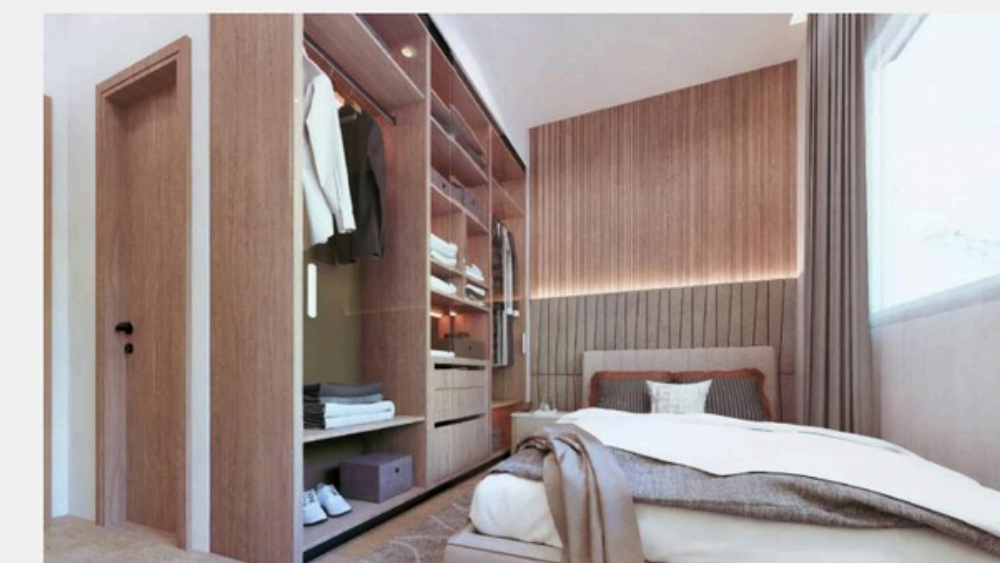
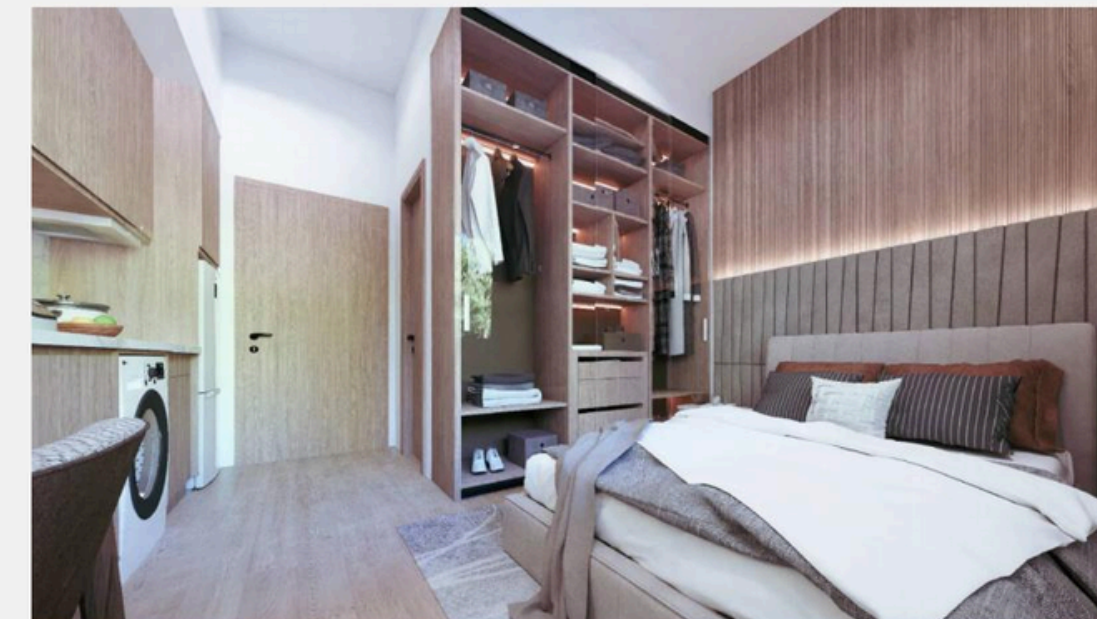
Sales sq.m: 46.7  
Garden sq.m: 45.6  
Total sqm: 92.3



G1 : 46.70m<sup>2</sup>  
Balcony: 45.60m<sup>2</sup>



studio2



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