



PARAGON I



Dream Beyond Limits



PARAGON I: DEVELOPMENT OVERVIEW



Located in the vibrant Gazi district of Athens, just 150m from Technopolis, Paragon I is an 8-storey residential development offering 20 one-bedroom, one-bathroom apartments ranging from 37.5–55m².



€250K+

Golden Visa eligible project



31 AUG 2027

Expected delivery date



FULLY FURNISHED

with all electrical appliances included



LOCATION HIGHLIGHTS



1 Technopolis - 190m



2 Kerameikos Metro Station - 400m



3 Kerameikos Archaeological Site - 550m



4 Roman Agora - 1.4km



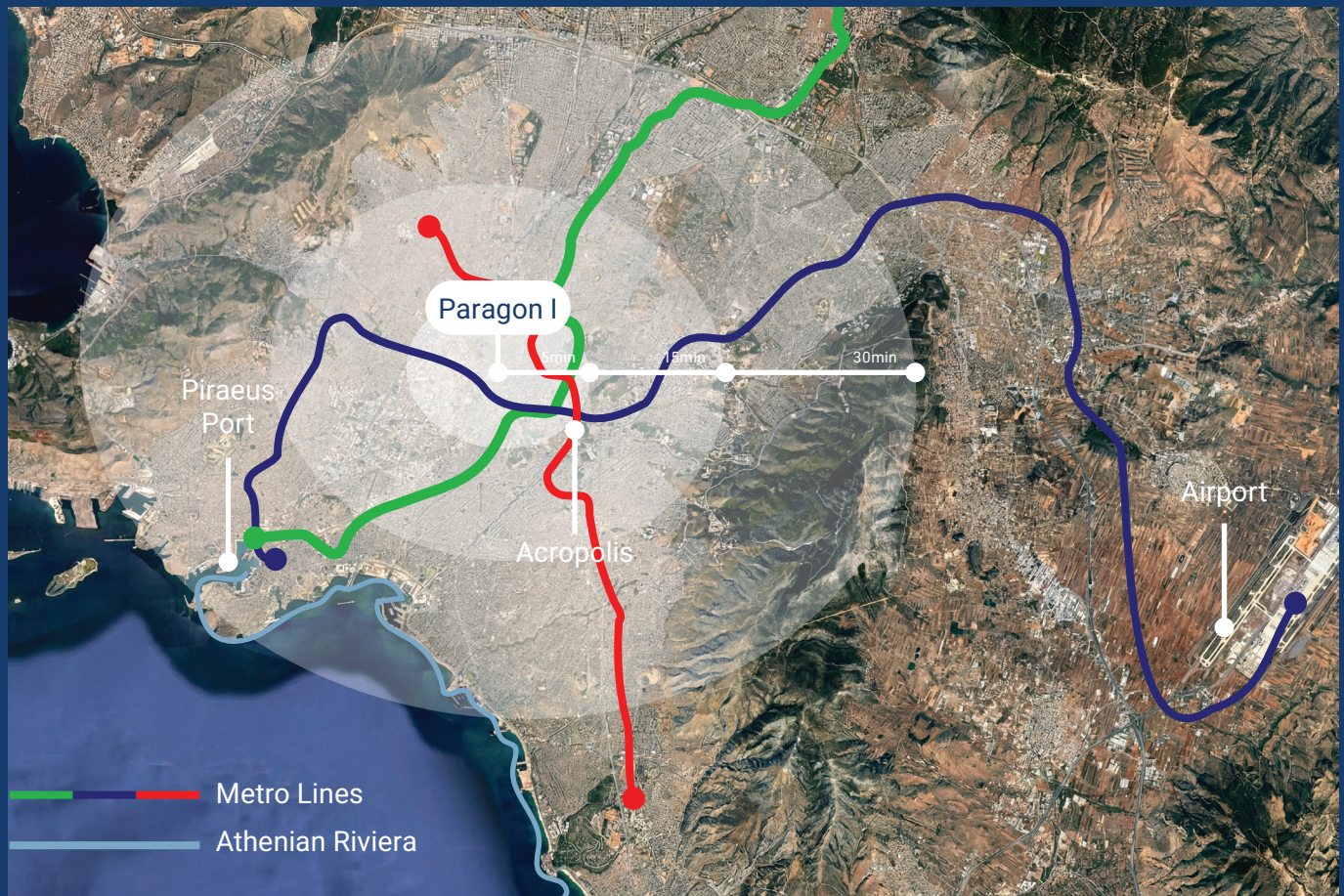
5 Lycabettus Hill - 3.5km



6 Acropolis - 3.6km







Gazi is a dynamic urban district near Athens' historical center, known for its strong connectivity, cultural landmarks, and entertainment.

KEY CONNECTIONS



1.Syntagma Square	17 min 3 km
2.Athenian Riviera	17 min 7.5 km
3.Piraeus Port	29 min 8.9 km
4.Athens International Airport	57 min 35 km



UNIVERSITIES



Agricultural University	8 min 1.8 km
Harokopio University	8 min 2.8 km
University of Economics and Business	17 min 3.4 km
New York College	22 min 3.4 km



SUPERMARKETS



AB	1 min 300 m
MiniMarket	3 min 500 m



HISTORICAL PLACES



Kerameikos Museum	2 min 550 m
Ancient Agora	5 min 300 m
Acropolis	11 min 3.6 km



Kerameikos Metro Station (Line 3) – 5 min on foot



Bus Routes Along Pireos Avenue – 2 min on foot



Daily essentials within 10 min

UNIT OVERVIEW

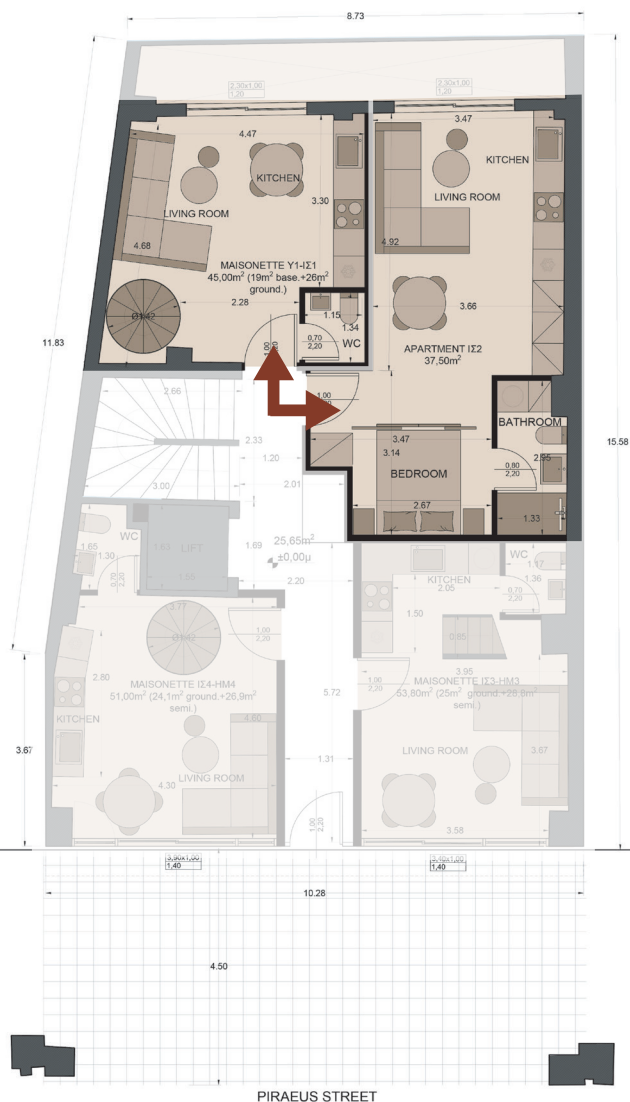
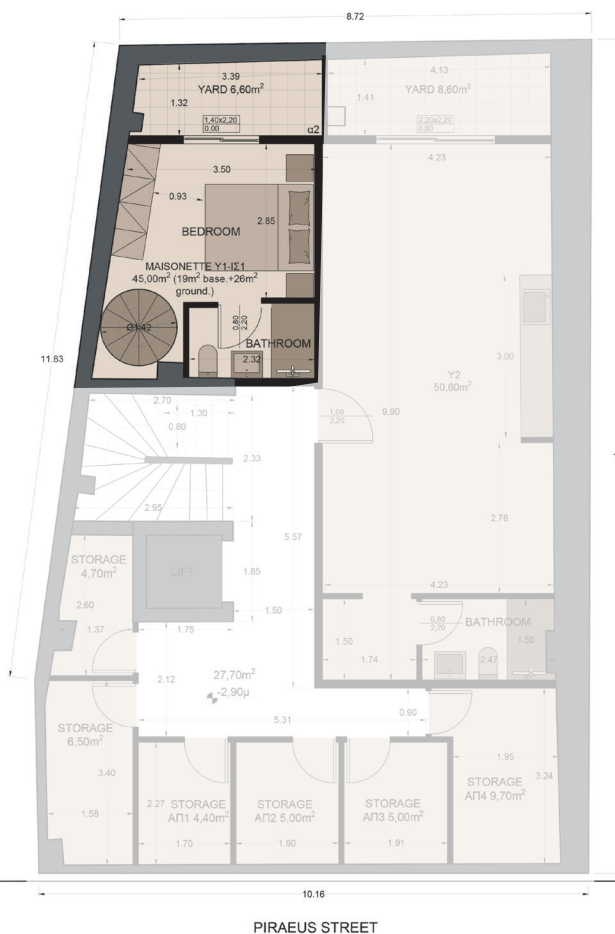
Unit	Floor	Internal SQM	Bedroom	Bathroom	Balcony / Garden	Storage	Total SQM
Y1 - IΣ1	-1 / 0	45m ²	1	1 + WC	6.6m ²	/	51.6m ²
IΣ2	0	37.5m ²	1	1	/	/	37.5m ²
IΣ3 - HM3	0 / Mezz	53.80m ²	1	1 + WC	/	/	53.8m ²
IΣ4 - HM4	0 / Mezz	51m ²	1	1 + WC	/	/	51m ²
HM1 - A1	Mezz / 1	46m ²	1	1 + WC	2.8m ²	/	48.8m ²
HM2	Mezz	38m ²	1	1	3.3m ²	/	41.3m ²
A2	1	48m ²	1	1	7.85m ²	/	55.85m ²
A3	1	39m ²	1	1	4.7m ²	/	43.7m ²
A4	1	37.8m ²	1	1	3.4m ²	/	41.2m ²
B1	2	38.55m ²	1	1	4.2m ²	/	42.75m ²
B2	2	37.35m ²	1	1	4.7m ²	ΑΠ1 - 4.4m ²	46.45m ²
B3	2	37.8m ²	1	1	3.4m ²	ΑΠ2 - 5m ²	46.2m ²
C1	3	38.55m ²	1	1	4.2m ²	ΑΠ3 - 5m ²	42.75m ²
C2	3	37.35m ²	1	1	4.7m ²	/	42.05m ²
C3	3	37.8m ²	1	1	3.4m ²	ΑΠ4 - 9.7m ²	50.5m ²
D1	4	38.55m ²	1	1	4.2m ²	/	42.75m ²
D2	4	37.35m ²	1	1	4.7m ²	/	42.05m ²
D3	4	37.8m ²	1	1	3.4m ²	/	41.2m ²
E1	5	41m ²	1	1	88.2m ²	/	129.2m ²

Deviance of up to five percent (5%) from the initial description is mutually accepted

Energy class A certified

0,33R _R < EP ≤ 0,5R _R	A	
0,75R _R < EP ≤ 1,00R _R	B	
1,00R _R < EP ≤ 1,41R _R	Γ	

APARTMENT LAYOUT



Basement

Ground Floor

Y1 - IΣ1 · 45 m²

Maisonette

1 Bedroom

1 Bathroom

1 WC

Backyard: 6.6m²

IΣ2 · 37.5 m²

Apartment

1 Bedroom

1 Bathroom



APARTMENT LAYOUT



Ground Floor

Mezzanine

I13 - HM3 · 53.8 m²

Maisonette
1 Bedroom
1 Bathroom
1 WC

I14 - HM4 · 51 m²

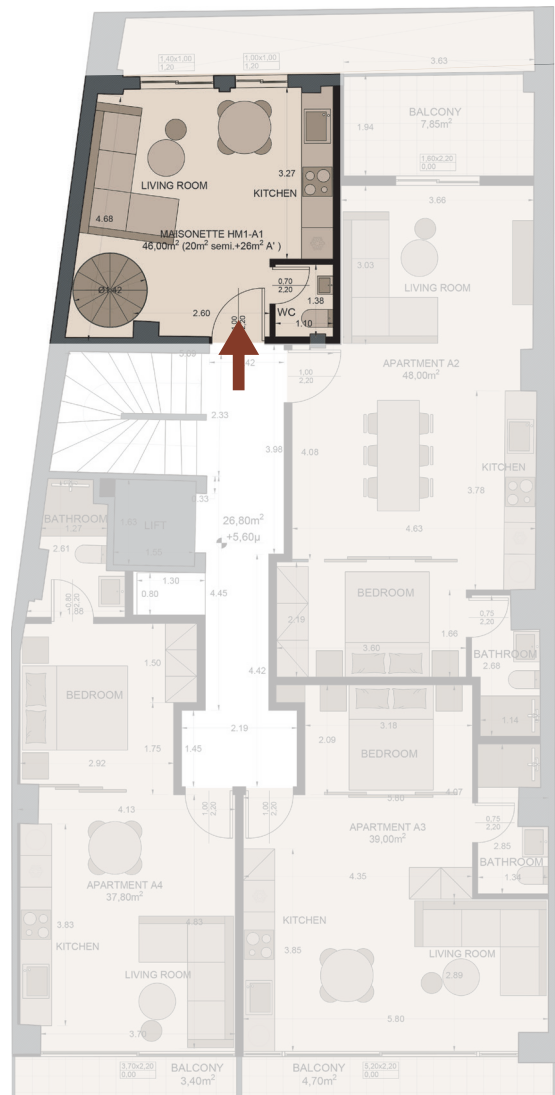
Maisonette
1 Bedroom
1 Bathroom
1 WC



APARTMENT LAYOUT



PIRAEUS STREET



PIRAEUS STREET

Mezzanine

1st Floor

HM1 - A1 · 46 m²

Maisonette

1 Bedroom

1 Bathroom

1 WC

Balcony: 2.8m²

HM2 · 38 m²

Apartment

1 Bedroom

1 Bathroom

Balcony: 3.3m²



APARTMENT LAYOUT

1st Floor

A2 · 48 m²

Apartment
1 Bedroom
1 Bathroom
Balcony: 7.85m²

A3 · 39 m²

Apartment
1 Bedroom
1 Bathroom
Balcony: 4.7m²

A4 · 37.8 m²

Apartment
1 Bedroom
1 Bathroom
Balcony: 3.4m²



PIRAEUS STREET

APARTMENT LAYOUT

2nd Floor

B1 · 38.55 m²

Apartment
1 Bedroom
1 Bathroom
Balcony: 4.2m²

B2 · 37.35 m²

Apartment
1 Bedroom
1 Bathroom
Balcony: 4.7m²
Storage: 4.4m²

B3 · 37.8 m²

Apartment
1 Bedroom
1 Bathroom
Balcony: 3.4m²
Storage: 5m²



APARTMENT LAYOUT

3rd Floor

C1 · 38.55 m²

Apartment
1 Bedroom
1 Bathroom
Balcony: 4.2m²
Storage: 5m²

C2 · 37.35 m²

Apartment
1 Bedroom
1 Bathroom
Balcony: 4.7m²

C3 · 37.8 m²

Apartment
1 Bedroom
1 Bathroom
Balcony: 3.4m²
Storage: 9.7m²



APARTMENT LAYOUT

4th Floor

D1 · 38.55 m²

Apartment
1 Bedroom
1 Bathroom
Balcony: 4.2m²

D2 · 37.35 m²

Apartment
1 Bedroom
1 Bathroom
Balcony: 4.7m²

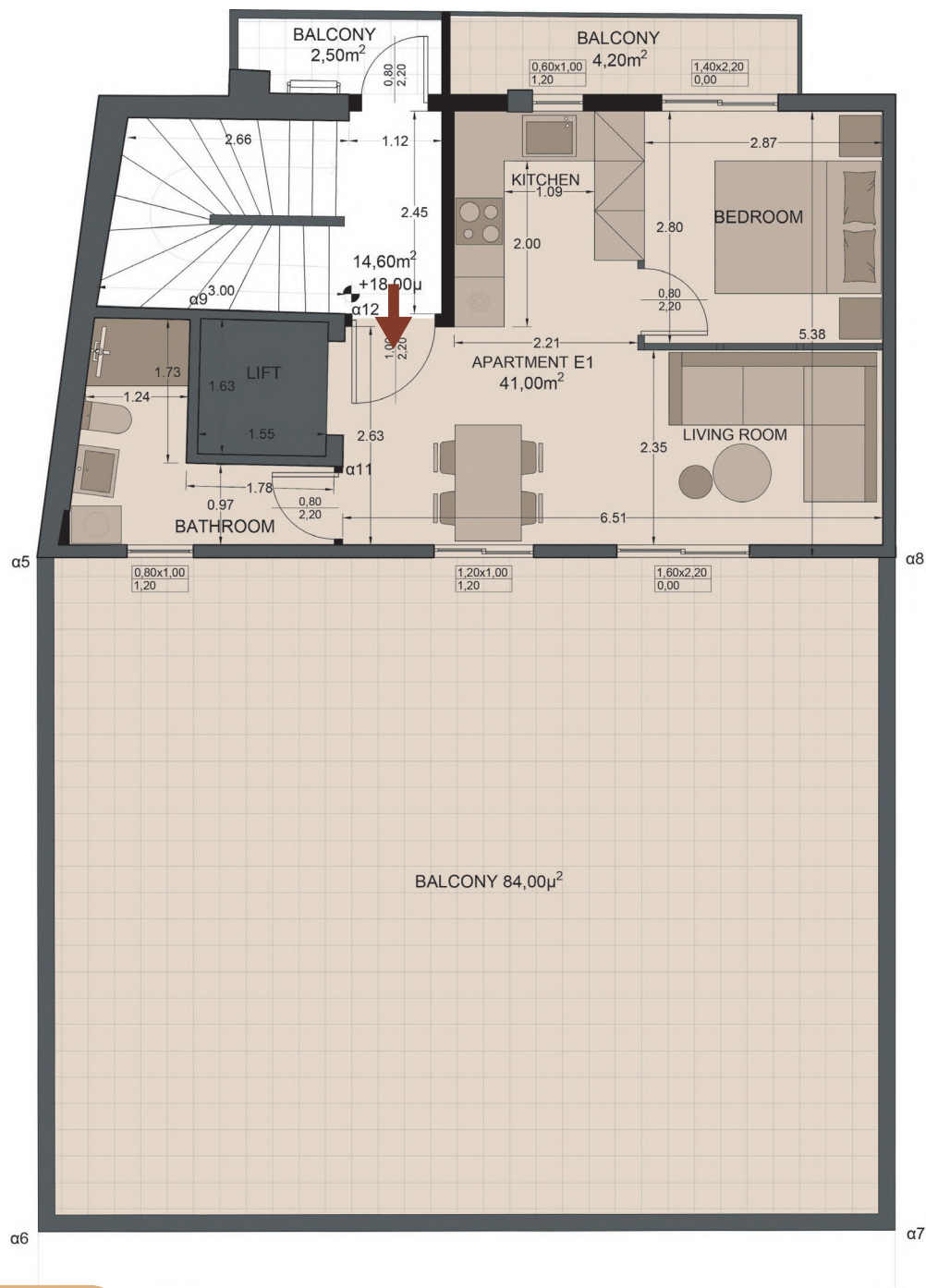
D3 · 37.8 m²

Apartment
1 Bedroom
1 Bathroom
Balcony: 3.4m²



PIRAEUS STREET

APARTMENT LAYOUT



5th floor

E1 · 41 m²

Apartment

1 Bedroom

1 Bathroom

Balconies: 88.2m²





FURNITURE PACKAGE

All apartments are delivered fully furnished,
with all electrical appliances included

