

515, Mesogeion Ave., Athens - Ag. Paraskevi



**Description:** A four-storey office building that consists of four office floors, a retail unit located on the ground floor, and underground ancillary and parking spaces.

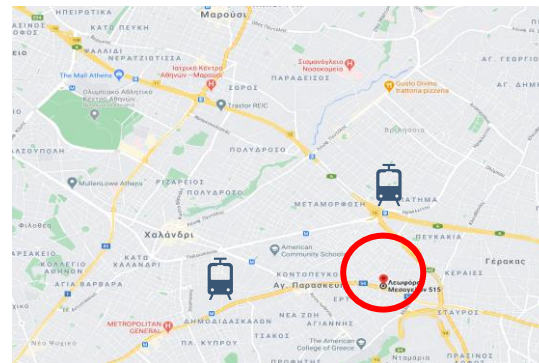
**Location:** A property of excellent visibility and accessibility located on Mesogeion Avenue close to Agia Paraskevi main Square. The property is situated near metro stations Doukissis Plakentias & Ag. Paraskevis.

**Construction Year:** 1998

**Superstructure GLA:** 1,498.67 sqm

**Parking Space:** 14 open-air parking spaces and 49 underground parking spaces

**Availability:** 01/07/2021

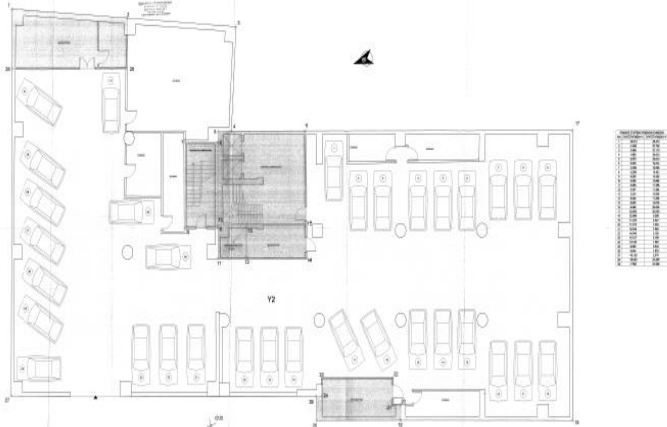


Available areas		
Level	Sqm	Use
1st Floor	500.65	Offices
2nd Floor	500.78	Offices
3rd Floor	497.24	Offices
<b>Total</b>	<b>1,498.67</b>	

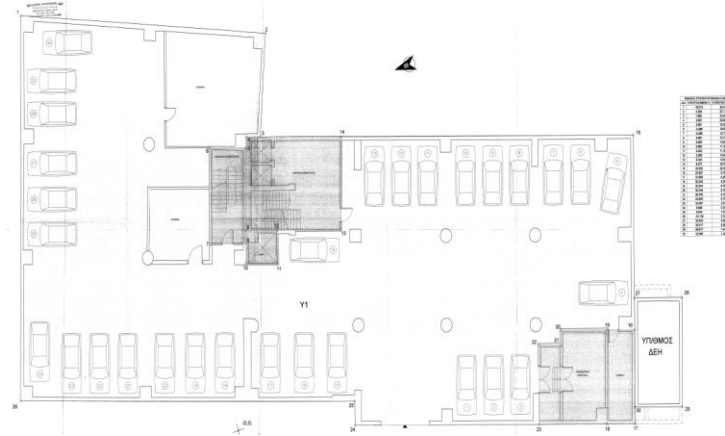
- Specifications**
- Flexible floor space for each floor allowing open plan and cellular layouts
  - The HVAC system of the building consists of VRV systems for the air conditioning of the spaces
  - The building is equipped with both fire detection and protection systems
  - Suspended flooring and structured cabling
  - Electric generator for back-up power supply
  - Suspended ceiling system with integrated lighting.
  - Disabled access in the ground level
  - There are two elevators in the building
  - Fire Certificate
  - Electrical certification

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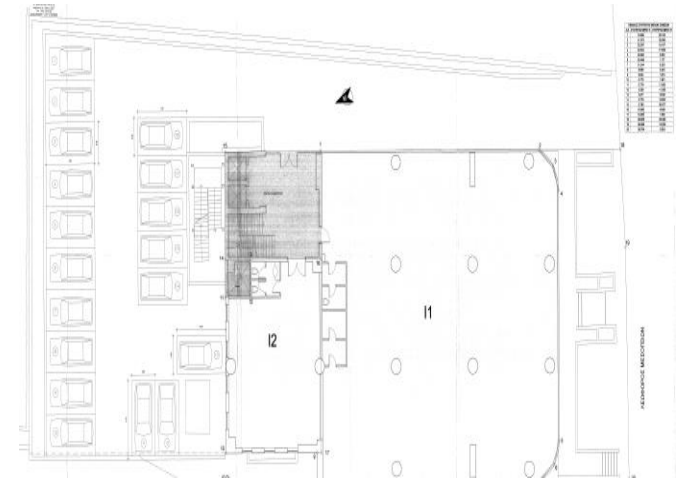
2<sup>nd</sup> Basement



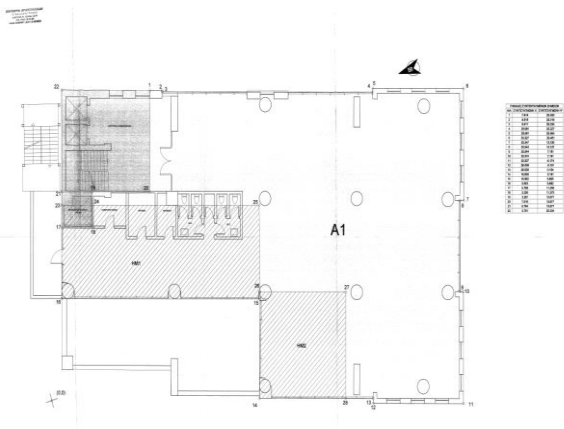
1<sup>st</sup> Basement



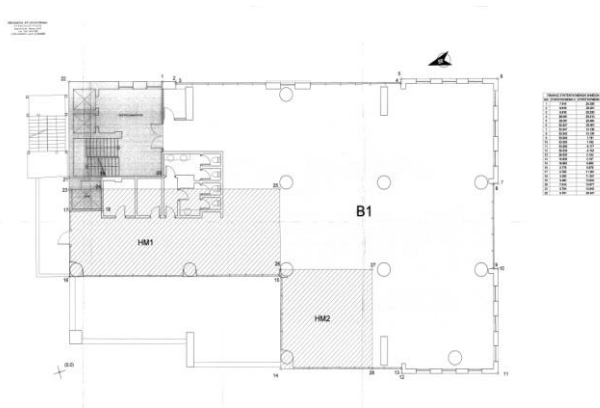
Ground Floor



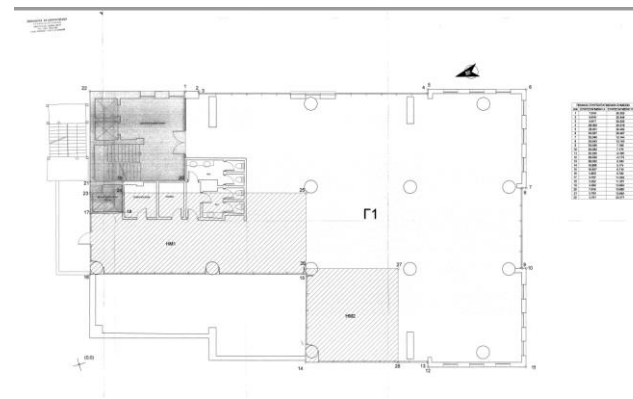
First Floor



Second Floor



Third Floor



Forth Floor

