



For Sale, Apartment, Whole Floor, Athens - Center, Kolonaki - Lykavittos, Kolonaki

Grand Art Deco Whole-Floor Apartment of 217 sq.m. in the Heart of Kolonaki

For Sale : € 1,580,000

Description

Positioned in the heart of Kolonaki, mere steps from Kolonaki Square and Syntagma, this exceptional 217-square-meter whole-floor residence places you in the absolute epicenter of Athenian luxury. Kolonaki remains the city's most coveted address, famed for its haute couture boutiques, fine dining, high-end galleries, and diplomatic prestige.

Occupying the entire first floor of a landmark 1936 Art Deco building, the apartment blends historic charm with modern sophistication following key renovations in 2010 and 2025. Soaring high ceilings and rich oak hardwood floors set a grand tone across expansive living, dining, and study spaces, all framed by classic bay windows, subtle recessed lighting, and a triple balcony door leading to a private terrace.

The flexible four-bedroom layout includes a serene primary suite with an en-suite bath, a second full bathroom, a guest WC with a shower area, and a grand gallery corridor lined with custom wooden bookcases. Currently structured with lightweight partitions for corporate use, the kitchen area can effortlessly be restored to a full culinary suite.

Modern amenities provide seamless living, including double-glazed aluminum joinery with electric shutters and insect screens, structured cabling, three-phase power, video intercom entry, central oil heating, and alarm pre-installation. Elevator access, an internal storage room, and an expansive loft space complete this rare gem, making it an extraordinary opportunity as a trophy residence, executive headquarters, or high-yield investment.

Details

Property Type: **Apartment**
[Website](#)

Status: **Available**

Construction Type: **Concrete**

Main Features

Property Subtype: **Whole Floor**
Construction Year: **1936**
Bathrooms: **2**
Kitchens: **1**
Floor Type: **Wooden Floors**

Town Planning Zone: **Residential**
Renovation Year: **2025**
WC Bathrooms: **1**
Kitchen Type: **Separated**
Electricity Type: **Three Phase**

Construction Stage: **Completed**
Bedrooms: **4**
Living Rooms: **2**
Furnished: **Unfurnished**

Area

Internal Area: **217m²**

Energy & Heating

Heating Type: **Central Heating**
Energy Efficiency Grade: **H**

Heating Medium: **Petrol**

Further Details

Alarm, Home Office, Elevator, Storage Space, Electricity

Gallery





