



Avla
real estate

GLYFADA · ATHENS RIVIERA

Glyfada Maison Residences

Prices from **500.000 €**

Delivery: 31 December 2026

A0176

PROJECT OVERVIEW

Glyfada Maison Residences

LOCATION

Glyfada

TYPE

1+1 · 41 – 46 m²

PRICES FROM

500.000 €

DELIVERY DATE

31 December 2026

Glyfada is the commercial and social centre of the Athens Riviera, and the district against which the rest of the coast is measured. The shopping district and city centre are both about 2 km away, the beach 2.5 km, the Glyfada Golf Club 2.5 km, and The Ellinikon — the redevelopment of the old airport site, and the largest urban project in Europe — is 4 km up the coast. Mediterraneo Hospital is 4 km, the tram 2 km, and the airport 25 km.

Five one-bedroom apartments on the first floor of a contemporary five-storey building, 41 to 46 m² each, delivered fully furnished. The interiors are deliberately restrained — warm neutral tones, track lighting, a backlit LED mirror and a glass-enclosed rain shower with matte black fittings in the bathroom. Four of the five remain available; the fifth, which carried an additional WC, has sold.



LOCATION & DISTANCES

Mistra 134, Glyfada, Athens

- Glyfada city centre and shopping district 2 km — 5 minutes
- Glyfada beach and the Riviera coast 2.5 km
- Glyfada Golf Club of Athens 2.5 km
- The Ellinikon redevelopment 4 km
- Mediterraneo Hospital 4 km
- Athens tram station 2 km
- Flisvos Marina 9 km; Syntagma 13 km
- Athens International Airport 25 km
- The American College of Greece (Deree) 20–25 minutes



INTERIORS

Living spaces and finishes

- One-bedroom layouts, 41 – 46 m²
- Delivered fully furnished
- Open-plan living and dining with track lighting
- Warm neutral palette and contemporary finishes
- Bathroom with backlit LED mirror and glass-enclosed rain shower
- Matte black fittings
- Contemporary five-storey building
- Five residences on the first floor
- Boutique scale — limited number of units



Unit schedule

UNIT	FLOOR	AREA	BEDS	PRICE	STATUS
01	1	46 m²	1+1	€510.000	Available
02	1	46 m²	1+1	€510.000	Available
03	1	41 m²	1+1	€500.000	Available
04	1	46 m²	1+1	€510.000	Available
05	1	46 m²	1+1 + WC	—	Sold

Prices and availability are indicative and confirmed before reservation. Images are project marketing visuals.

The threshold follows the zone and the route

The qualifying threshold is set by the zone the property sits in and by the route chosen, and must be confirmed for each individual unit. The €250,000 level is not location-based: under current law it applies only where a non-residential property has been converted to residential use, or where a listed building is restored. We confirm the route and the supporting file for every unit before reservation.

RENTAL OUTLOOK

Glyfada holds the strongest year-round rental demand on the Riviera, from professionals, diplomatic and corporate tenants, and long-stay international residents. Furnished one-bedroom stock close to the shopping district is the tightest segment of that market, and it is the segment least exposed to seasonal swings.



Contact

Contact us for current unit availability, payment terms and the legal file on this project.

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COMPANY

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