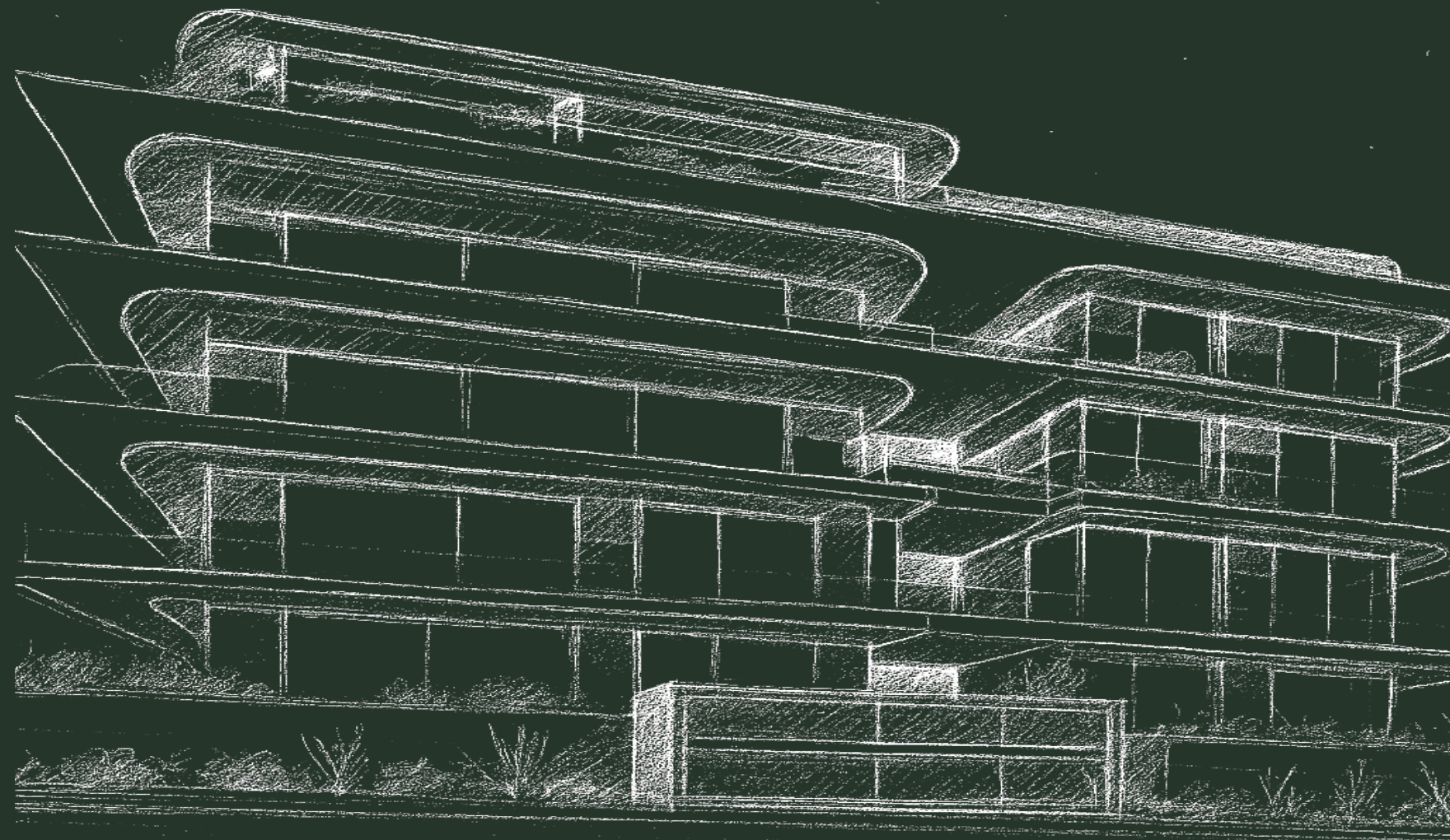


AGIOU IOANNOU

12



RENTOUMIS

ARCHITECTURAL
CONSTRUCTIONS

EXCLUSIVE GROUND-FIRST FLOOR MAISONNETTE | 12



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Welcome to

AGIOU IOANNOU 12

Where Contemporary Design
Meets Seaside Serenity





Experience the perfect harmony of modern architecture and Mediterranean charm in this exquisite maisonette. Just a block from the sea, it offers elegant interiors, a private garden, and a pool — a haven of serenity and style.

Contemporary Design

Private Sanctuary

Steps from the Sea





Apartment Overview

Total Indoor Area: 159 sq.m

Ground Floor: 83.50 sq.m

First Floor: 75.50 sq.m

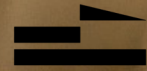
Bedrooms (With En-Suite Bathrooms): 3

Private Garden Area: 127 sq.m

Private Pool: 7.60 m x 3.10 m

Storage Rooms: 1

Parking Spaces: 2



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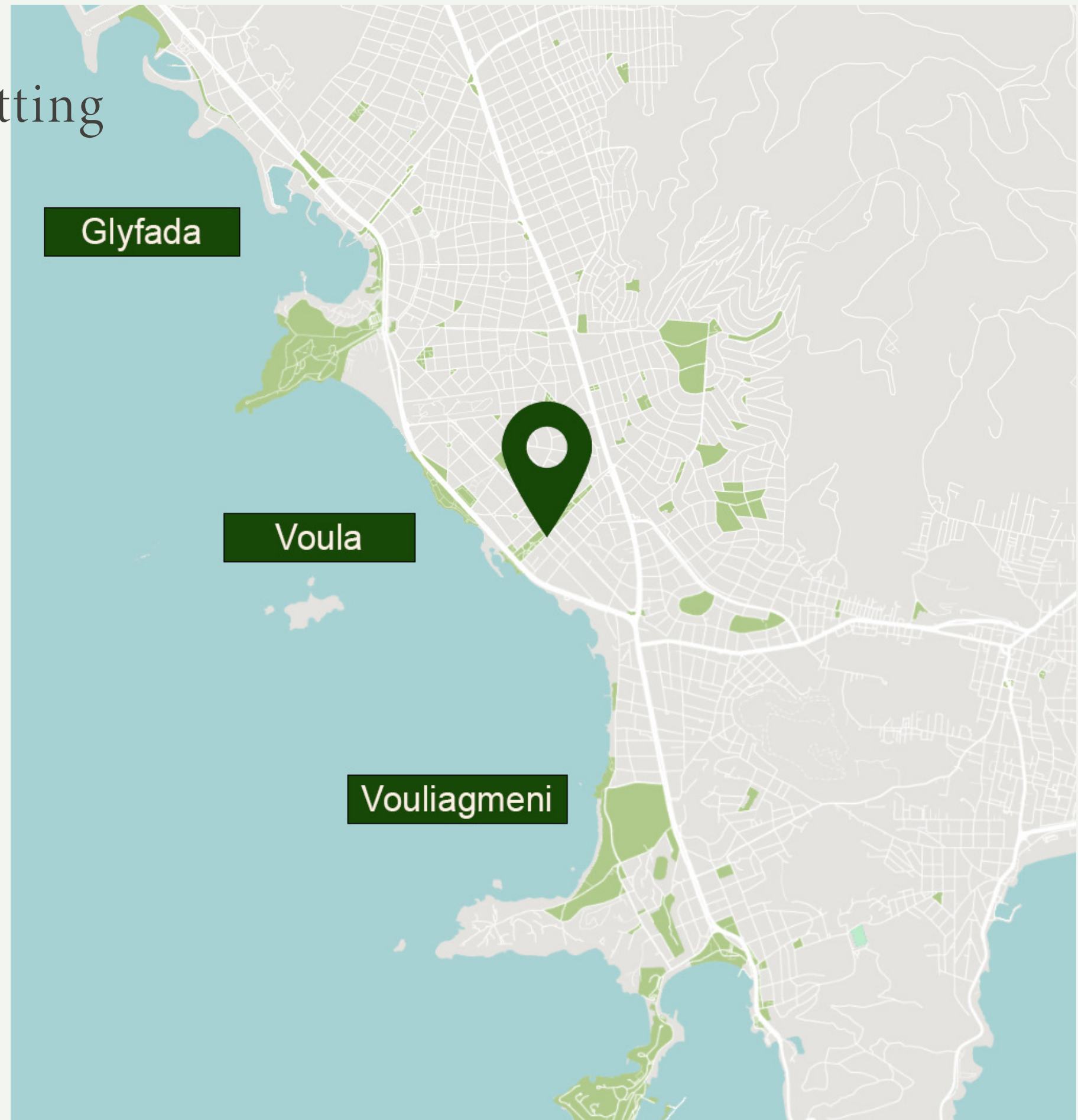
Location:

Your Place in Voula's Finest Setting



Nestled in the heart of Voula, one of the most desirable neighborhoods of the Athenian Riviera, this residence overlooks the park and enjoys a privileged setting just moments from the sea.

Voula combines Riviera sophistication with a calmer, more residential character. Trendy cafés, fine dining, boutique shops, and leafy parks create the perfect harmony between urban convenience and seaside living.



The Maisonette



the Living Experience

Designed for both comfort and sophistication, this maisonette features a private entrance along with its own lift and staircase, creating a distinct sense of exclusivity.

On the ground floor, an open-plan layout connects the living, dining, and kitchen areas, complemented by a guest WC. The space allows for two distinct living zones — one more relaxed and the other formal, accompanied by a dedicated dining area.

Upstairs, three elegantly appointed bedrooms each include en-suite bathrooms and private balconies, filling the interiors with natural light and a sense of openness.



Where Modern Design Meets Natural Serenity

Surrounded by rich greenery that softens the architecture, this maisonette enjoys a serene outdoor setting. A spacious terrace flows toward a shimmering private pool, creating an inviting space for leisure and calm.

Whether relaxing in the shade or basking in the sun beside the water, residents experience a refined sense of ease — a tranquil retreat where modern design meets nature.





Refined Interiors with Warmth

Clean lines and warm materials shape interiors of quiet sophistication. Every detail reflects thoughtful design, creating a timeless sense of modern elegance.





Slim aluminium profiles frame each view with quiet precision, bringing clarity and lightness to the architecture. The result is a refined interplay of material, proportion, and perspective.

Open Living Framed by Nature





Fluid Spaces, Timeless Design

Defined by simplicity and purpose, the open plan unites the main living areas with measured proportion and balance. The result is a considered interior where design and comfort coexist naturally.





Our interior design team brings expertise and sensitivity to every project, helping you choose furniture, materials, and finishes that elevate your space. The result is effortless sophistication — interiors that feel considered, comfortable, and uniquely yours.

Designed Around You





Practical Elegance Perfected

Well situated within the open-plan layout, the kitchen enjoys its own dedicated area that opens onto a private sunlit balcony. An island enhances both beauty and practicality, while the thoughtful design promotes versatility and creates a bright, airy setting for everyday living.





A study in material harmony and clean design, the kitchen blends refined finishes with subtle precision. The result is a contemporary space that balances beauty, function, and form.

Material Harmony





The Private Floor

The upper level serves as the home's private retreat, hosting three beautifully designed bedrooms, each with its own en-suite bathroom and balcony. Every space is bright, calm, and thoughtfully arranged to offer comfort and seclusion.





a Lasting Statement

A residence where design, craftsmanship, and location come together, creating a home of lasting quality and timeless character.





Technical Specifications

Energy Class A+

Experience the confidence of living in a home designed to the highest energy efficiency standards.

Cooling & Heating

A modern heat pump system ensures year-round comfort while minimizing energy use.

Underfloor Heating

Discreet underfloor heating provides both design continuity and a cozy atmosphere in every season.

Parking with EV Provision

Secure underground parking offers everyday convenience, safety, and readiness for electric vehicles.

Fire Safety

Every residence is equipped with a fire alarm and smoke detection system, ensuring reliable protection.

Security

Enjoy peace of mind with keyless building entry and a dedicated alarm system provision for each home.

Smart Home Features

Integrated smart technology enhances everyday convenience and comfort. With smart lighting, automated shutters, and intelligent heating — plus the possibility to extend to additional smart features — your home adapts seamlessly to your lifestyle.



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Ready to Experience Agiou Ioannou 12?



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Schedule a private tour or request more information, and discover refined living
in the heart of Voula.