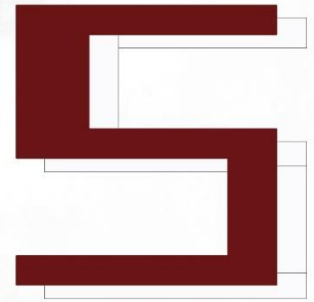




FIND YOUR HOME..

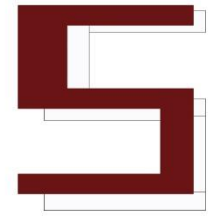


Skra Residences

BUILD [WWW . CITICON . GR](http://WWW.CITICON.GR) NEW HOME



CITICON™ BUILDING SPACES



Skra Residences



Σκρα...

Tο κτίριο της οδού Σκρα βρίσκεται στη περιοχή της Πεύκης, δίπλα σε κύριους οδικούς άξονες της Αθήνας όπως η Αττική οδός και η Λεωφόρος Κηφισίας. Αποτελείται από 6 πολυτελείς μεζονέτες, δύο εκ των οποίων με περιβάλλοντα κήπο και πισίνα. Όλες οι ιδιοκτησίες έχουν 2 επίπεδα, το ισόγειο με ένα ευρύχωρο καθιστικό, τραπεζαρία, χώρο κουζίνας, wc και χώρο laundry, με μπαλκόνι και μεγάλα ανοίγματα για θέα προς την πόλη και τον πρώτο όροφο με 2-3 υπνοδωμάτια με μπαλκόνι. Τέλος, κάθε διαμέρισμα διαθέτει μία θέση στάθμευσης με δυνατότητα φόρτισης ηλεκτρικού αυτοκινήτου και μία αποθήκη στο επίπεδο του υπογείου.

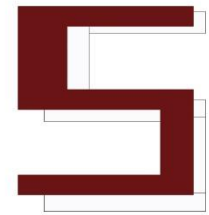
Το έργο εκφράζει μια αστική και ταυτόχρονα μίνιμαλ και σύγχρονη αισθητική, με άνετους χώρους και μεγάλα εξωτερικά ανοίγματα, πάντα σε πλήρη συμφωνία με την σχεδιαστική προσέγγιση, ποιότητα και αισθητική της Citicon Techniki. Το κτίριο, ακολουθώντας τα πρότυπα της εταιρείας μας όσον αφορά την υλικοτεχνική υποδομή, είναι ενεργειακής κλάσης A+, καθώς περιλαμβάνει ενδοδαπέδια θέρμανση, σύστημα ψύξης στην οροφή, αντλίες θερμότητας, ηλιακούς θερμοσίφωνες, θερμοπρόσοψη, φωτοβολταϊκά και ενεργειακά κουφώματα.

The Skra Street building is located in the Pefki area, next to the main roads of Athens such as Attiki Street and Kifisias Avenue. It consists of 6 luxurious maisonettes, two of which with surrounding garden and swimming pool. All properties have 2 levels, the ground floor with a spacious living room, dining room, kitchen area, wc and laundry area, with a balcony and large openings for a view of the city. The first floor has 2-3 bedrooms with balconies. Finally, each apartment has a parking space with the possibility of charging an electric car and a storage room at the basement level.

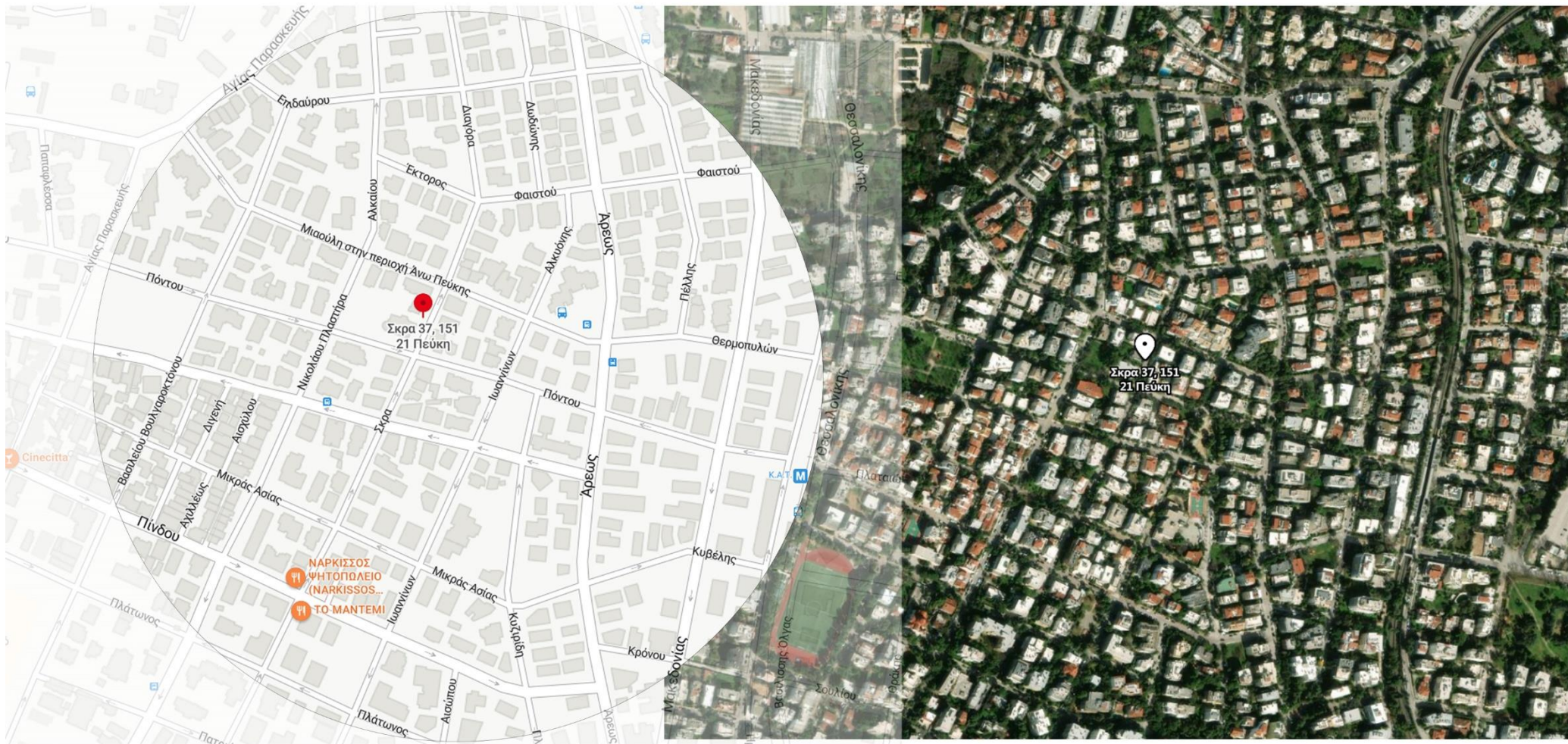
The project clearly expresses an urban and at the same time, minimal and modern architecture, with comfortable spaces and large external openings, all in line with the design approach, quality and aesthetics of Citicon Techniki.

The building, following our company's standards regarding the infrastructure, is energy class A+, as it includes underfloor heating, cooling system with fan coil, heat pumps, solar water heaters, thermal facade, photovoltaic and energy frames.

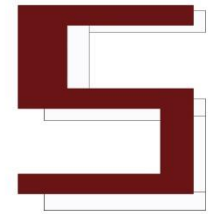
Zoom out...



Skra Residences



Zoom out...



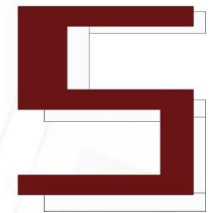
Skra Residences



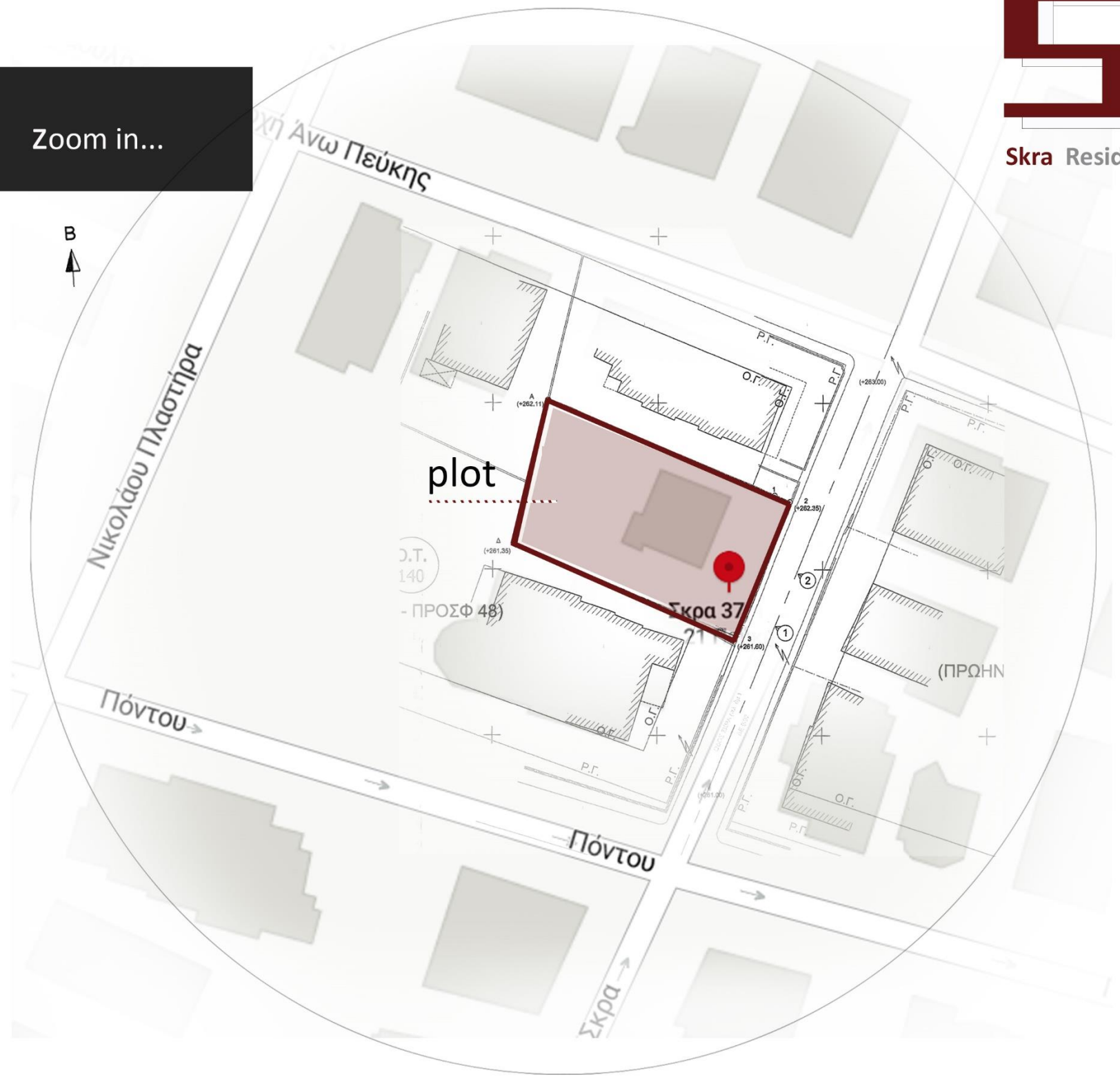
Skra 37 –Development location:

_____	Kat station (Line 1) :	0,500 km.
_____	Maroussi station (Line 1) :	0,700 km.
_____	Syngrou grove :	1,1 km.
_____	Pefki Municipal Swimming Pool :	1,5 km.
_____	Kifissia shopping center :	2,20 km.
_____	Attiki odos motorway (10B) :	3,00 km.
_____	Athinion –Lamias National motorway (Kalyftaki) :	2,80 km.

Zoom in...



Skra Residences





Skra Residences



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Skra Residences





Residences





Skra Residences





Skra Residences





Skra Residences

Area shedule [6 residences]

UNIT NAME	LEVEL	INDOOR AREA (M2)	TOTAL INDOOR AREA (M2)	TERRACE M ²	TOTAL OUTDOOR AREA (M2)	SWIMMING POOL	TOTAL AREA (M2)	BEDROOMS	BATHROOMS	WC	STOREROOM M ²	PARKING
A1	GROUND FLOOR	62,60	127		180,0		307	3	2	1	18,5	1
	1st FLOOR	64,88		11,5		POOL 19m ²						
A2	GROUND FLOOR	62,60	127		82,0		209	3	2	1	14	1
	1st FLOOR	64,88		11,2		POOL 20m ²						
B1	2nd FLOOR	62,60	120	22,7	34,0		154	2	2	1	16	1
	3rd FLOOR	57,06		11,3								
B2	2nd FLOOR	62,60	120	23,0	34,2		154	2	2	1	16	1
	3rd FLOOR	57,06		11,2								
C1	4th FLOOR	66,57	111	26,3	49,6		161	2	1	1	12	1
	5th FLOOR	44,90		23,3								
C2	4th FLOOR	66,57	111	27,1	53,8		165	2	1	1	11,5	1
	5th FLOOR	44,90		26,7								



Skra Residences

Skra residences

**A new building with
6 exclusive
maisonettes,
developed on a 533m²
plot in Pefki.**





Skra Residences

Skra residences

Our residences in detail.

A1. Ground floor - 1st floor

A2. Ground floor - 1st floor

B1. 2nd floor- 3rd floor

B2. 2nd floor- 3rd floor

C1. 4th floor- 5th floor

C2. 4th floor- 5th floor



Skra Residences

Skra residences

Our residences in detail.

A1. Ground floor - 1st floor

the residence comprises of two levels, the ground level, which has an area of 62,60 m² with an open plan kitchen and sitting area and the first level, which is a 65m² bedrooms and bathrooms area. Moreover, the ground level hosts a 19m² swimming pool and an exclusive garden area of 171m² .

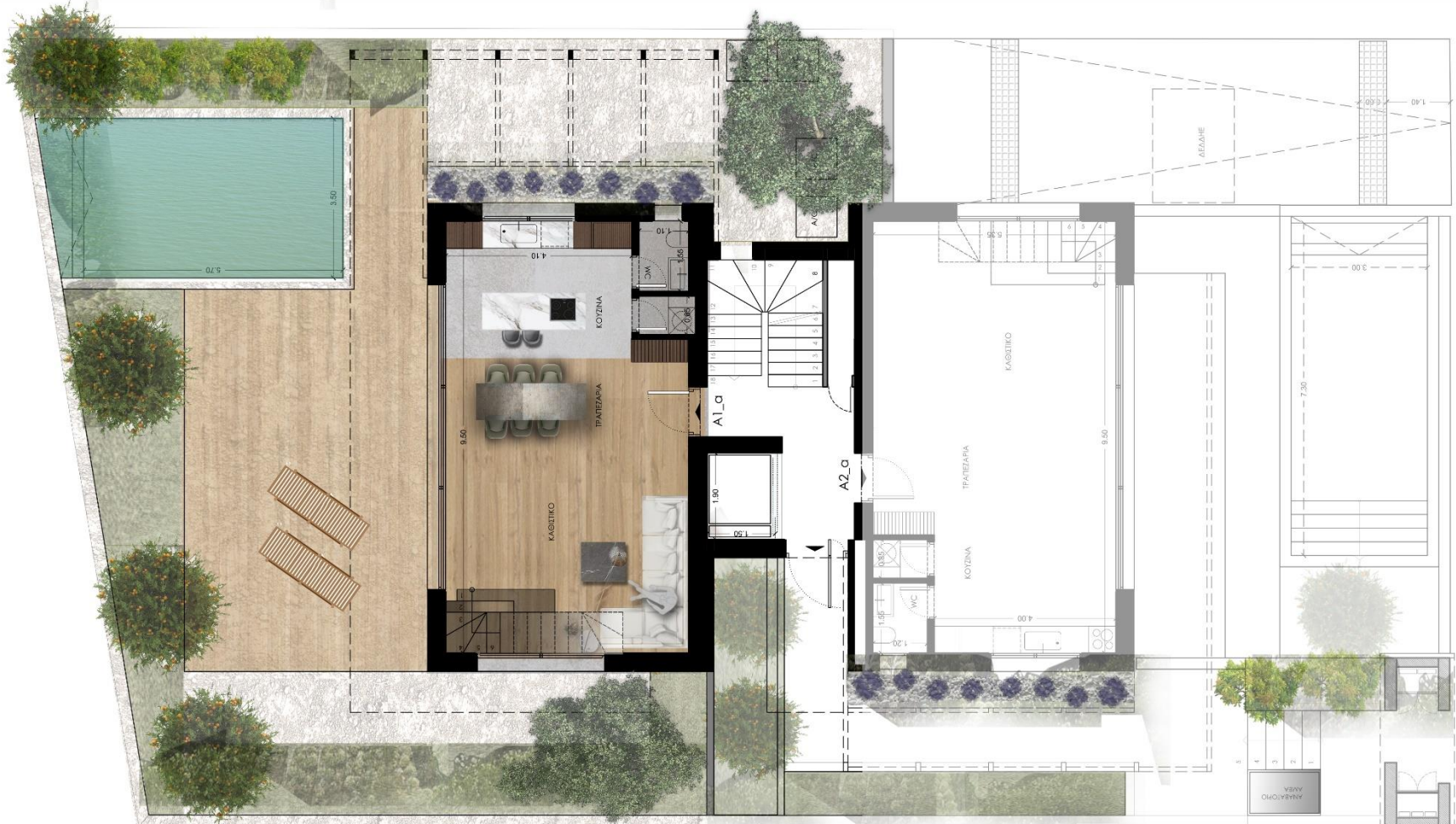


Our residences
in detail.



Skra Residences

A1_a. Ground floor - 1st floor



Our residences
in detail.



Skra Residences

A1_b. Ground floor - 1st floor





Skra Residences

Skra residences

Our residences in detail.

A1. Ground floor - 1st floor

A2. Ground floor - 1st floor

B1. 2nd floor- 3rd floor

B2. 2nd floor- 3rd floor

C1. 4th floor- 5th floor

C2. 4th floor- 5th floor



Skra Residences

Skra residences



Our residences in detail.

A2. Ground floor - 1st floor

the residence comprises of two levels, the ground level, which has an area of 62,60 m² with an open plan kitchen and sitting area and the first level, which is a 65m² bedrooms and bathrooms area. Moreover, the ground level hosts a 20m² swimming pool and an exclusive garden area of 41m².

Our residences
in detail.



Skra Residences

A2_a. Ground floor - 1st floor

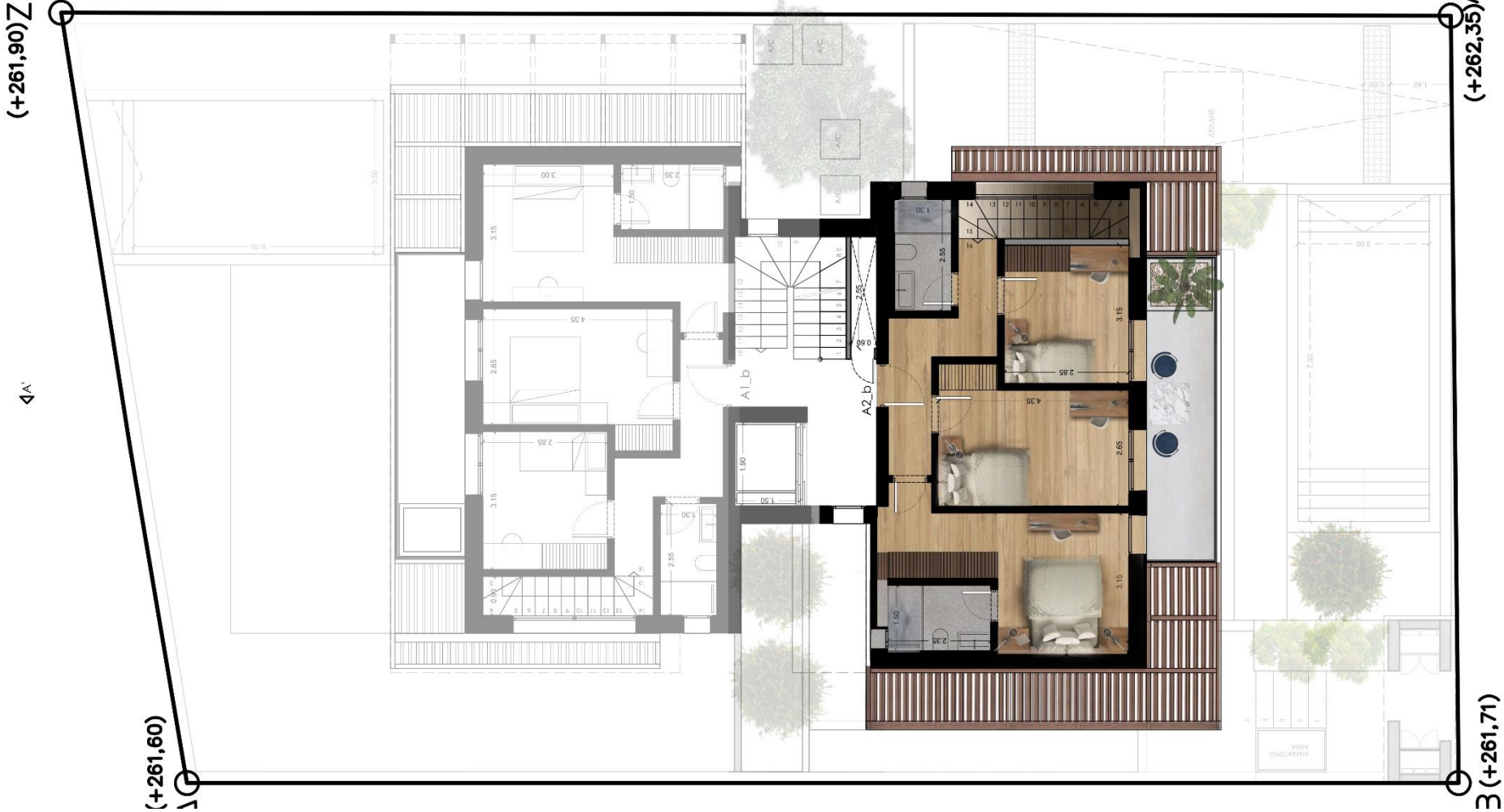


Our residences
in detail.



Skra Residences

A2_b. Ground floor - 1st floor





Skra Residences





Skra Residences





Skra Residences





Skra Residences

Skra residences

Our residences in detail.

- A1. Ground floor - 1st floor
- A2. Ground floor - 1st floor
- B1. 2nd floor- 3rd floor**
- B2. 2nd floor- 3rd floor
- C1. 4th floor- 5th floor
- C2. 4th floor- 5th floor



Skra Residences

Skra residences



**Our residences
in detail.**

B1. 2nd floor- 3rd floor

the residence comprises of two levels, the main level, which has an area of $62,60\text{m}^2$ with an open plan kitchen and living area and the attic level, which is a 57m^2 bedrooms area with ensuite bathrooms. Moreover, the residence has two separate terraces at a total area of 34m^2 facing west & north.

Our residences
in detail.

B1_a. 2nd floor- 3rd floor



Skra Residences

(+261,5 10)Z

I-261,60

(+262,35)A

3 (+261,71)



Our residences
in detail.

B1_b. 2nd floor- 3rd floor



Skra Residences





Skra Residences

Skra residences

Our residences in detail.

- A1. Ground floor - 1st floor
- A2. Ground floor - 1st floor
- B1. 2nd floor- 3rd floor
- B2. 2nd floor- 3rd floor**
- C1. 4th floor- 5th floor
- C2. 4th floor- 5th floor



Skra Residences

Skra residences



**Our residences
in detail.**

B2. 2nd floor- 3rd floor

the residence comprises of two levels, the main level, which has an area of $62,60\text{m}^2$ with an open plan kitchen and living area and the attic level, which is a 57m^2 bedrooms area with ensuite bathrooms. Moreover, the residence has two separate terraces at a total area of 34m^2 facing east & south.

Our residences
in detail.



B2_a. 2nd floor- 3rd floor

Skra Residences

(+261,90) Z

(+261,60)

(+262,35) A

B (+261,71)

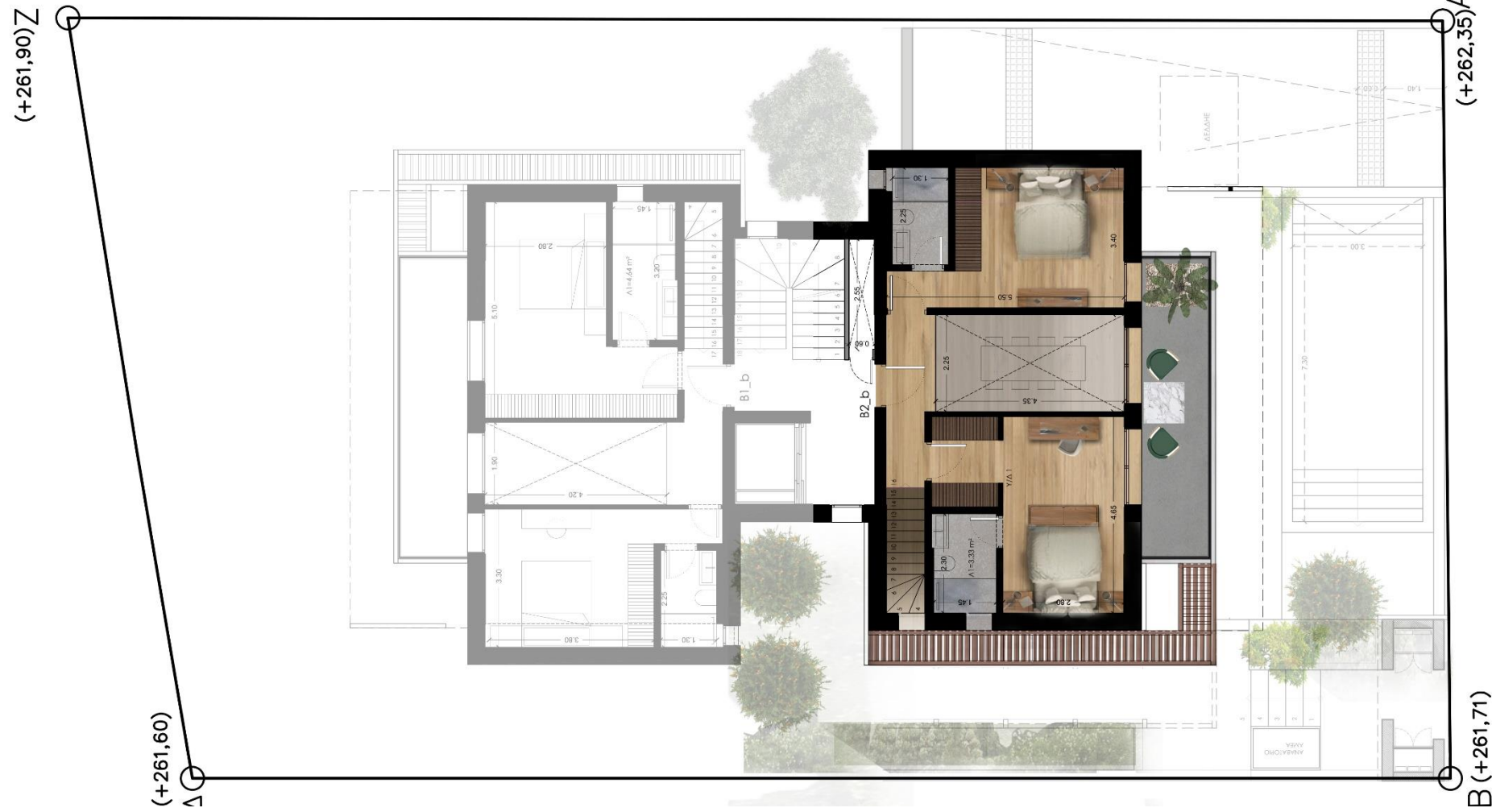


Our residences in detail.



Skra Residences

B2_b. 2nd floor- 3rd floor





Skra Residences





Skra Residences





Skra Residences

Skra residences

Our residences in detail.

- A1. Ground floor - 1st floor
- A2. Ground floor - 1st floor
- B1. 2nd floor- 3rd floor
- B2. 2nd floor- 3rd floor
- C1. 4th floor- 5th floor**
- C2. 4th floor- 5th floor



Skra Residences

Skra residences



C1.

Our residences in detail.

4th floor- 5th floor

the residence comprises of two levels, the main level, which has an area of $66,60\text{m}^2$ with an open plan kitchen and living area and the attic level, which is a 45m^2 bedrooms area with ensuite bathrooms. Moreover, the residence has two separate terraces at a total area of $49,6\text{m}^2$ facing west & north.

Our residences
in detail.

c1_a. 4th floor- 5th floor



Skra Residences

(+261,5 10)Z

I-261,60

(+262,35)A

3 (+261,71)



Our residences
in detail.



Skra Residences

c1_b. 4th floor- 5th floor





Skra Residences

Skra residences

Our residences in detail.

- A1. Ground floor - 1st floor
- A2. Ground floor - 1st floor
- B1. 2nd floor- 3rd floor
- B2. 2nd floor- 3rd floor
- C1. 4th floor- 5th floor
- C2. 4th floor- 5th floor**



Skra Residences

Skra residences



c2.

Our residences in detail.

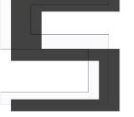
4th floor- 5th floor

the residence comprises of two levels, the main level, which has an area of $66,60\text{m}^2$ with an open plan kitchen and living area and the attic level, which is a 45m^2 bedrooms area with a bathroom. Moreover, the residence has two separate terraces at a total area of $53,8\text{m}^2$ facing east & south.

Our residences
in detail.

C2_a.

4th floor- 5th floor



Skra Residences

(+261,5 10) Z

I-261,60

(+262,35) A

3 (+261,71)



Our residences
in detail.



Skra Residences

c2_b. 4th floor- 5th floor





Skra Residences





Skra Residences



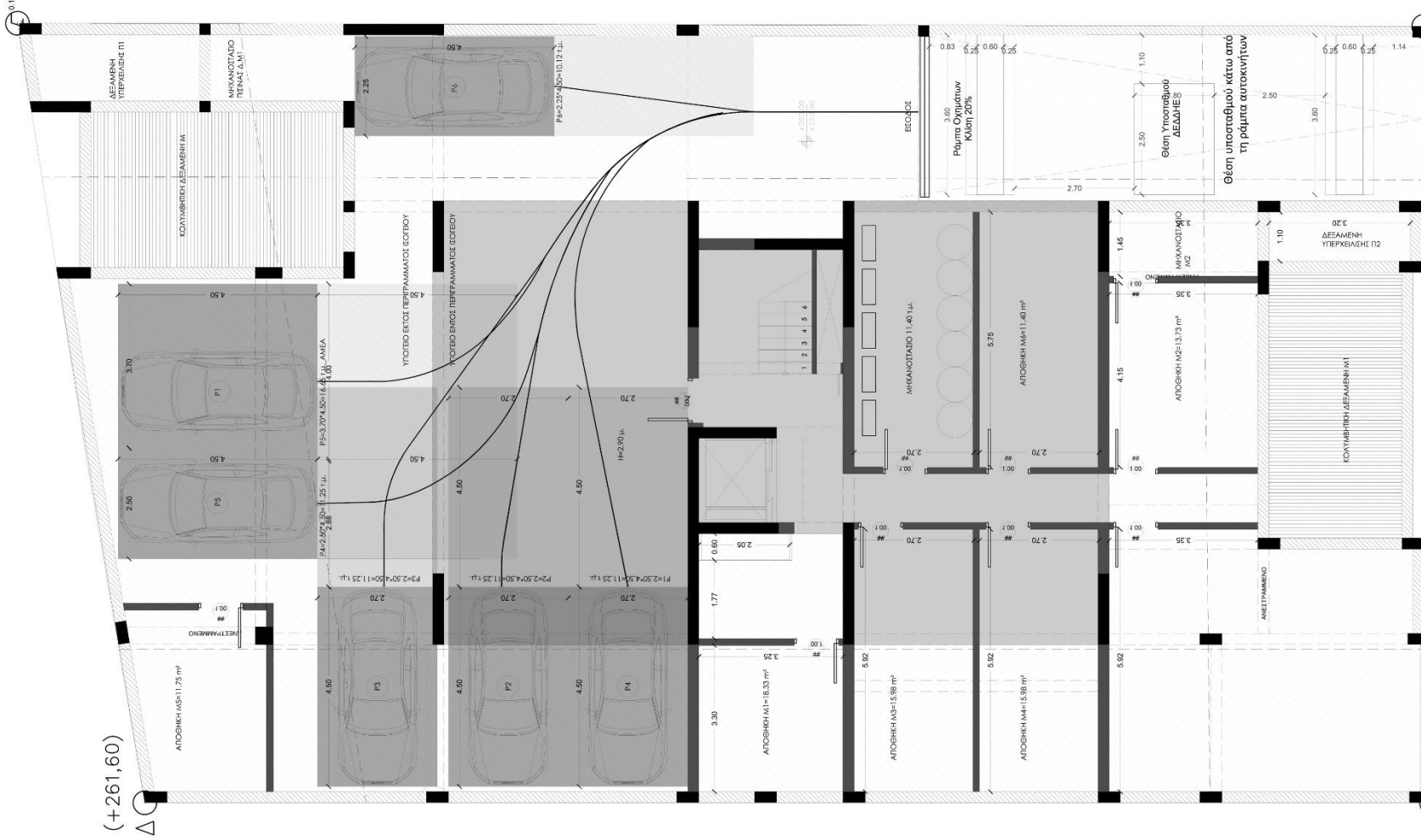
(+261,90) Z

(+261,60)

Δ

(+262,35) A

B (+261,71)



**Our residences
in detail.
Basement floor**



Skra Residences



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