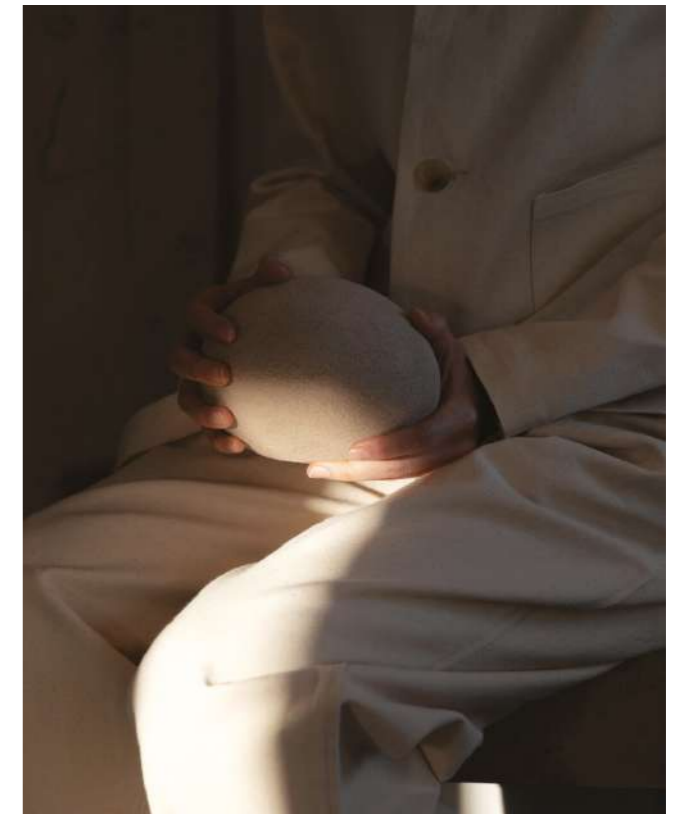




THE EDGE
RESIDENCE

Solonos St. & S. Kouvopoulou St., Agia Paraskevi





THE EDGE RESIDENCE



Solonos St. & S. Kouvoulou St.

Agia Paraskevi

The EDGE Residence is a unique residential complex in Agia Paraskevi, consisting of 8 homes (6 Lofts and 2 apartments).

All units are dual-aspect, featuring large openings and glass balconies, with most offering exclusive-use pools. Geometric and clean lines in earthy tones characterize the outdoor areas.

The complex is centrally located close to Attiki Odos and the Doukissis Plakentias Metro station. The area also offers numerous shops, supermarkets and the local open-air cinema.

The green philosophy advocated by our company is applied to all our projects. We take advantage of the orientation of the buildings for natural light and install photovoltaics with a net metering system for the shared electricity.

We also apply a thermal facade to the entire external surface of the building to minimize energy losses and use energy-efficient aluminum frames of high aesthetics. These practices not only save energy, but also reduce our environmental footprint.

Apartment Dimension	81sqm – 129sqm
Bedrooms	2 - 3



Project

Features

- Highly energy - efficient sustainable aluminum systems

- Armored / Fire - resistant door

- Solar water heater

- Photovoltaic systems with net metering services

- Contemporary property of minimal aesthetics

- Fully installed alarm system

- 10cm thermal facade throughout the outer shell of the property

- Autonomous cooling - heat pump

- Central Antenna

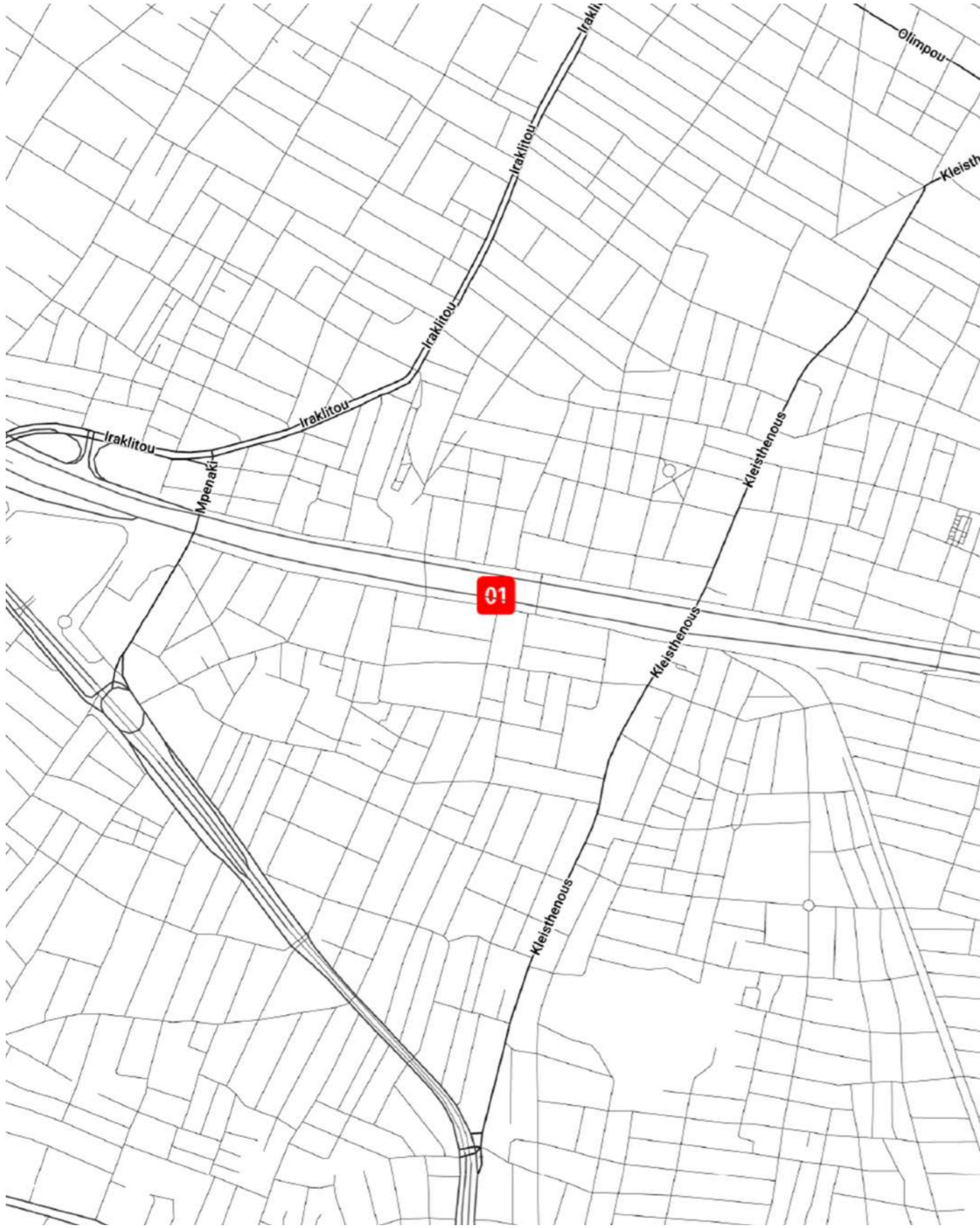
- Large openings to maximize the view

- Latest technology LED lighting

- Latest lighting system

- Property with A+ energy rating

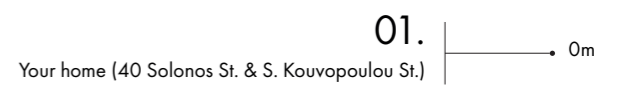
- Contemporary kitchen - bathroom design



Project

Location

The area of Agia Paraskevi is known for its natural beauty, with lush vegetation and an excellent transport network, connected to the Athens Metro and Suburban Railway. It offers a wide range of schools, squares, open spaces, and parks. The pine-forested areas are ideal for walks, bike rides, and picnics. The road from the mountain extends to the Forest of Kaisariani. Each district has its own public square and small local market. In the main square, you'll find the church named after the area, which is one of the most elegant and popular locations for dining.





Landscapes

Agia Paraskevi is a neighborhood known for its scenic landscapes and natural beauty. Nestled at the foot of Mount Hymettus, the area is filled with lush greenery and pine trees, offering a peaceful escape from the busy city. Its parks and open spaces provide residents with plenty of opportunities for outdoor activities like walking, biking, and picnics, while the nearby mountain trails attract hikers and nature lovers.



Entertainment

For entertainment, Agia Paraskevi offers a wide variety of options. The main square is a vibrant hub with numerous cafés, restaurants, and taverns where locals gather to enjoy a meal or coffee. The area is also home to a popular open-air cinema, which is a favorite during the summer months. Additionally, there are many local shops and boutiques, as well as cultural events held throughout the year that add to the lively atmosphere.



Public Services

In terms of public services and facilities, Agia Paraskevi is well-equipped to meet residents' needs. The neighborhood has a comprehensive public transport network, including access to the Athens Metro and Suburban Railway, making commuting easy. There are numerous schools, both public and private, as well as parks and sports facilities for children and families. Additionally, the area is home to a variety of public squares, healthcare centers, and other essential services that contribute to the high quality of life.

Minimal Design

Minimalist design is about prioritizing the essential: natural light, environmental consciousness, timeless aesthetics, reliability and long term functionality.



Timeless Aesthetics

Timeless aesthetics is about subtle lines, adaptability, and outlasting trends. Design stripped to its core function, realized using limited materials, neutral colors, simple forms, and avoiding extravagances to achieve a pure form of elegance.



Apartment

Features

Energy Efficient Buildings

We offer apartments rated in energy class A+, equipped with autonomous heat pumps, solar panels, thermal facades, and solar water heaters, for energy savings of up to 70%!

Minimal Design

Minimal design is about prioritizing the essential. Less frame, endless view, natural light, environmental consciousness, natural colors and timeless aesthetics.

Thermal Facade

10 cm throughout the outer shell of the building.

Solar Powered Buildings

Our projects are equipped with solar panels producing electricity to be used on common areas, elevators, parking etc.

Latest Technology Lighting

Our buildings are equipped with the latest technology LED lighting, photocells, motion detectors and timers for maximum energy savings.

Large Openings

Our apartments are equipped with large openings to maximize the view and allow plenty of natural light to enter the property.

Underground Parking Facilities

Our buildings feature underground parking facilities in order to provide cover for the vehicles and protect them from damages.



GREEN Properties

Design & Construction

GREEN Properties is the leading design & construction company in Greece.

It specializes in design and construction of eco-friendly, green & smart home solutions with A+ energy efficiency, minimal design & high quality at exceptional prices.

GREEN Properties consistently delivers on its promises ensuring timely results for its clients through every step of the process, thanks to a 278 in-house team of experienced Executives, Civil Engineers, Architects, Mechanical Engineers, Decorators, and Lawyers.

The customer support extends from the early purchasing procedures to the on-time delivery of the property and even after sales services offering investment opportunities with guaranteed yield.

GREEN Properties team is dedicated to guiding and assisting its valued customers through every step of the process.

278
| strong in - house team

49
| projects under development

39
| new projects

140,000sqm
| of buildable space under development



Green Identity

The green philosophy that our company follows, can be found in all our projects.

Energy efficiency is improved, by taking advantage of all property orientations for natural light and installing a photovoltaic system with net metering for shared power.

Additionally, the installation of 10cm thick thermal façade throughout the property's outer shell and the use of energy-efficient aluminum frames contribute to reducing energy loss and minimizing the environmental footprint.



Smart Home

Experience the ultimate comfort, convenience, and efficiency with Smart Home, allowing you to effortlessly manage all smart devices remotely. Moreover, sustainability takes center stage, as you gain complete control over energy consumption, ensuring a more environmentally-friendly and energy-efficient home.

Step into the future of living with Smart Home, where cutting-edge technology and eco-consciousness combine to offer you a truly extraordinary lifestyle.

AA Credit Rating



On 19/10/2022 ICAP S.A. (Credit Rating Agency) proceeded to the award of credit rating AA to NOVA CONSTRUCTIONS S.A.,

classifying it at a low credit risk category.



According to the report of an independent auditor of Grant Thornton, the Green Bond Framework of NOVA Constructions, from 21/10/2021, implements best practices and procedures, in harmonization with the principles of issuing Green Bond published by the International Capital Market Association (ICMA) in June 2021.



GREEN Properties balance sheets are audited by PWC chartered accountants.

ESG

At NOVA Constructions, as part of our broader policy to support sustainability and responsible business, we faithfully adopt the ESG (Environmental, Social, Governance) philosophy, operating in full compliance with applicable national and European environmental legislation and demonstrating responsibility us towards the environment, society and corporate governance.

Awards



GREEN Properties was honored with the important Greek Business Champion award, from the awards-institution for the Greek business world, "Protagonists of the Greek Economy", which was organized for the 8th time on July 2023 by the Direction Business Network.



The GOLDEN AWARDS® The Trophy™ institution took place as a physical award ceremony at the pool of Politia Tennis in a glamorous atmosphere among top personalities on June 7, 2023. The committee of the institution's esteemed jury panel, operating with the strictest criteria and consisting of international personalities from Greece and England, judged positively our course in the professional and social field and awarded us the official award certificates of the GOLDEN AWARDS® The Trophy™, which enshrines an important milestone, expressed as an exemplary achievement of life. The Trophy is now in our hands and conveys its brilliance, through its gold mirror quality construction, sealing 2023 in a unique way!



The GOLDEN AWARDS® The Trophy™ institution sets conditions such as contribution to culture, sensitivity to the environment, sustainability, vision, ethos, social contribution, reputation, etc.



GREEN Properties received the official recognition by GOLDEN AWARDS® The Trophy™ in the category "Business Awards" with the following specific awards: «BUSINESS GROWTH AWARD», «CORPORATE SUSTAINABILITY AWARD» and «GREEN INNOVATION AWARD».



GREEN Properties was awarded the Superbrands 2021, in the "Construction – Real Estate Development" field.

Superbrands Greece is part of a global institution represented in 91 countries, which evaluates and recognizes the top brands worldwide.

The elements that were evaluated and singled out the participation of GREEN Properties are all those that have "built" a relationship of trust and reliability with the people who have already chosen it for their new home: minimal aesthetics, certified energy efficiency A+, non-negotiable "green" identity and competitive prices.



TUV AUSTRIA EN ISO 45001: 2018
(Occupational Health and Safety)

The Company implements a Quality Management System in accordance with the standard EN ISO 45001: 2018 for the Scope "Real Estate and Development of GREEN Properties".



TUV AUSTRIA EN ISO 9001:2015
(Quality Management System)

The Company implements a Quality Management System in accordance with the standard EN ISO 9001: 2015 for the Scope "Development and Management of GREEN Properties.



TUV AUSTRIA EN ISO 14001:2015
(Environmental Management System)

The Company implements a Quality Management System in accordance with the EN ISO 14001: 2015 standard for the Scope of Application "Development and Management of GREEN Properties".



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