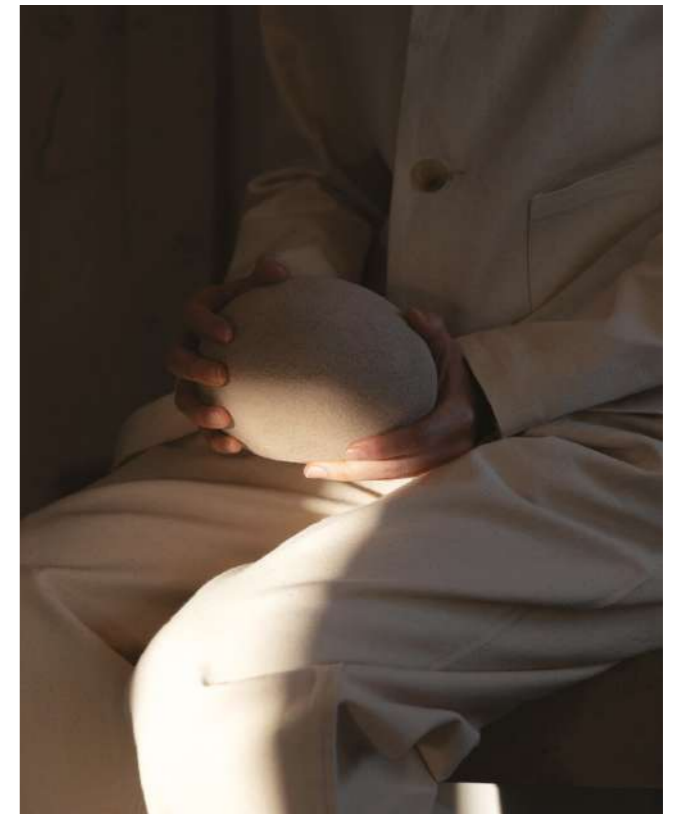




MESOGAIA  
RESIDENCE

Markopoulo, K. Gkliati St.





K. Gkliati St.

# Markopoulo



GREEN Properties presents the new residential complex at 10 Konstantinou Gkliati Street, Mesogaia Residence, in Markopoulo. The project features 50 modern homes with a minimalist design, including 42 apartments and 8 lofts, designed to provide both comfort and security to residents.

The homes range in size from 35 to 83.5sqm, offering 1 or 2 bedrooms. Each unit is equipped with large windows to maximize natural light and views. Additionally, the building features a “smarthome” system, automatic lighting, and is classified as an energy-efficient Category A structure.

The complex offers parking facilities and is ideally located with direct access to key points of interest, making it a perfect option for families and professionals looking for a modern and convenient lifestyle.

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	→	35sqm - 83.5sqm
Bedrooms	→	1 - 2



Project

# Features

Energy Aluminium frames for high levels of thermal and sound insulation

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Armored / Fire resistant security door

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Large openings to maximize the view

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Autonomous cooling-heating heat pump

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Solar water heaters

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New technology LED lighting

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Smart home

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Contemporary property of minimal aesthetics

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Automatic lighting system

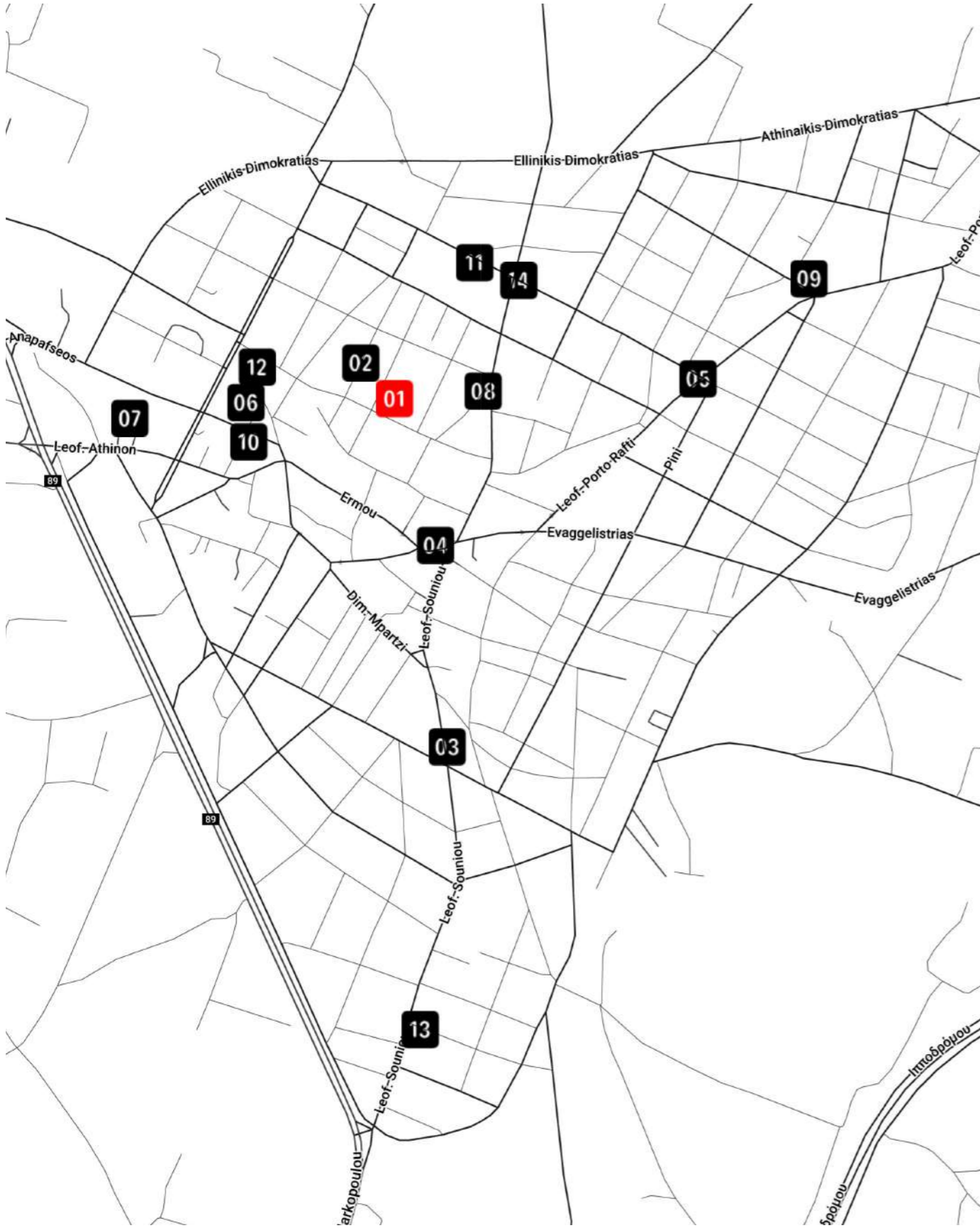
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Property with A+ energy rating

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Modern kitchen-bathroom design

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Project

# Location

Markopoulo boasts rich natural beauty with vineyards and olive groves, while its mountainous landscape offers opportunities for hiking and nature excursions. The area is exceptionally well-connected to Athens and the international “Eleftherios Venizelos” airport, thanks to direct access to the Attiki Odos and the Suburban Railway.

- 01. Your home (10 K. Gkliati St.) 0m
- 02. Nursery School 150m
- 03. Indoor Gym 50m
- 04. Square 400m
- 05. Supermarket 500m
- 06. Pharmacy 400m
- 07. Bus stop 700m
- 08. Gymnasium 270m
- 09. Bank 350m
- 10. Bakery 400m
- 11. K.E.P. 400m
- 12. Restaurants 250m
- 13. Stadium 1.5km
- 14. Primary School 350m



# Landscapes

Markopoulo is known for its natural beauty, combining city charm and peaceful surroundings. The area features vineyards, olive groves and large farmland areas, typical of the Greek countryside. The nearby hills provide opportunities for outdoor activities like hiking, with several trails that offer views of the region. Whether walking through the green spaces or visiting the local villages, Markopoulo is an ideal spot for those who enjoy outdoor time.



# Entertainment

The town offers a variety of entertainment options for both residents and visitors. The main square is filled with cafes and restaurants where people can enjoy local food and meet up with friends. Also, throughout the year, Markopoulo hosts cultural events and festivals that attract people from all over Athens. The nearby beaches of Porto Rafti offer water sports and places to relax, while local wineries give visitors a chance to sample the region's wines through guided tours and tastings.



## Public Services

Markopoulo is well-served with essential public services and facilities, making it a convenient place to live. The town has several schools, making it a good option for families. There are also healthcare centers, local markets and parks that provide for the everyday needs of residents. Its location offers easy access to major transport routes like the Attiki Odos and the Suburban Railway, connecting the town to Athens and the “Eleftherios Venizelos” airport quickly and efficiently.



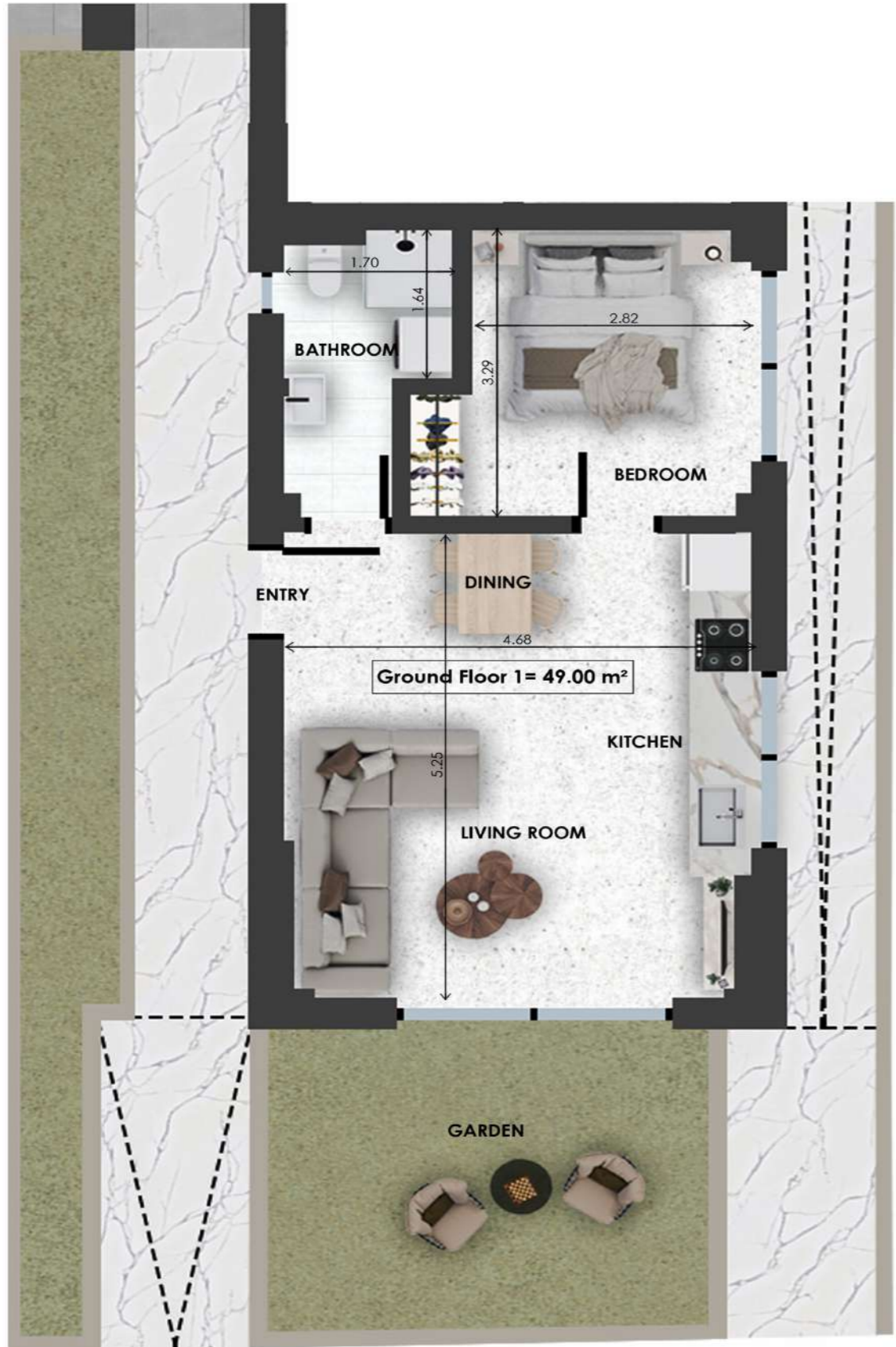
# Minimal Design

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



# Timeless Aesthetics

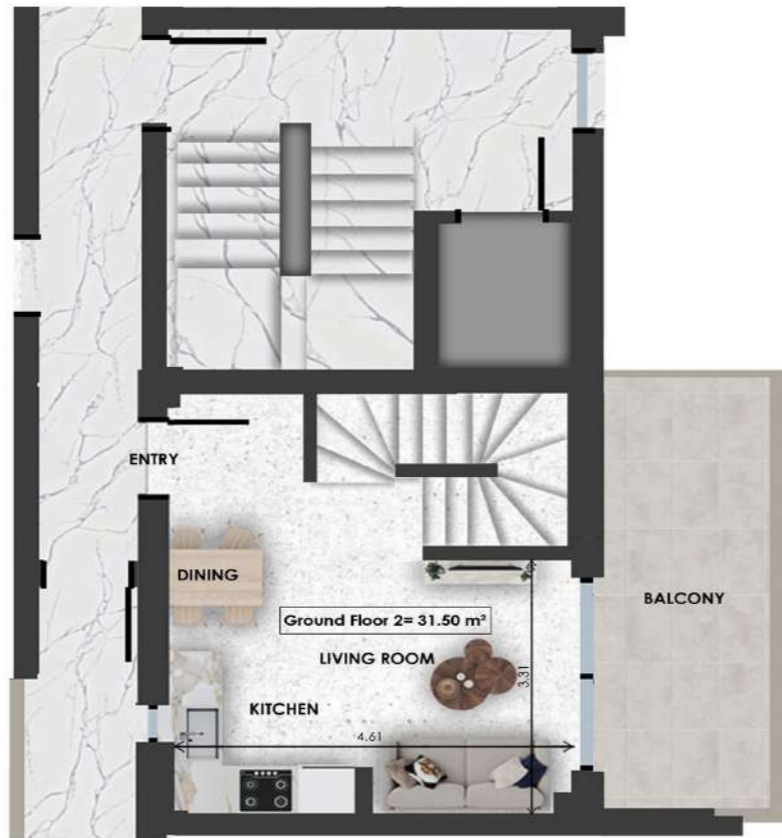
Timeless aesthetics is about subtle lines, adaptability, and outlasting trends. Design stripped to its core function, realized using limited materials, neutral colors, simple forms, and avoiding extravagances to achieve a pure form of elegance.



Mesogaia Project

# Ground Floor

GF1	Size	Floor	Bedrooms	Bathrooms	Extra
Apartment	49sqm	GF	1	1	Parking Space



Mesogaia Project

# Ground Floor & 1st Floor

GF2	Size	Floor	Bedrooms	Bathrooms	Extra
Loft	58sqm	GF & 1	1	1	Parking Space



Mesogaia Project  
**Ground Floor & 1st Floor**

GF3	Size	Floor	Bedrooms	Bathrooms	Extra
Loft	74.5sqm	GF & 1	2	2	Parking Space





Mesogaia Project  

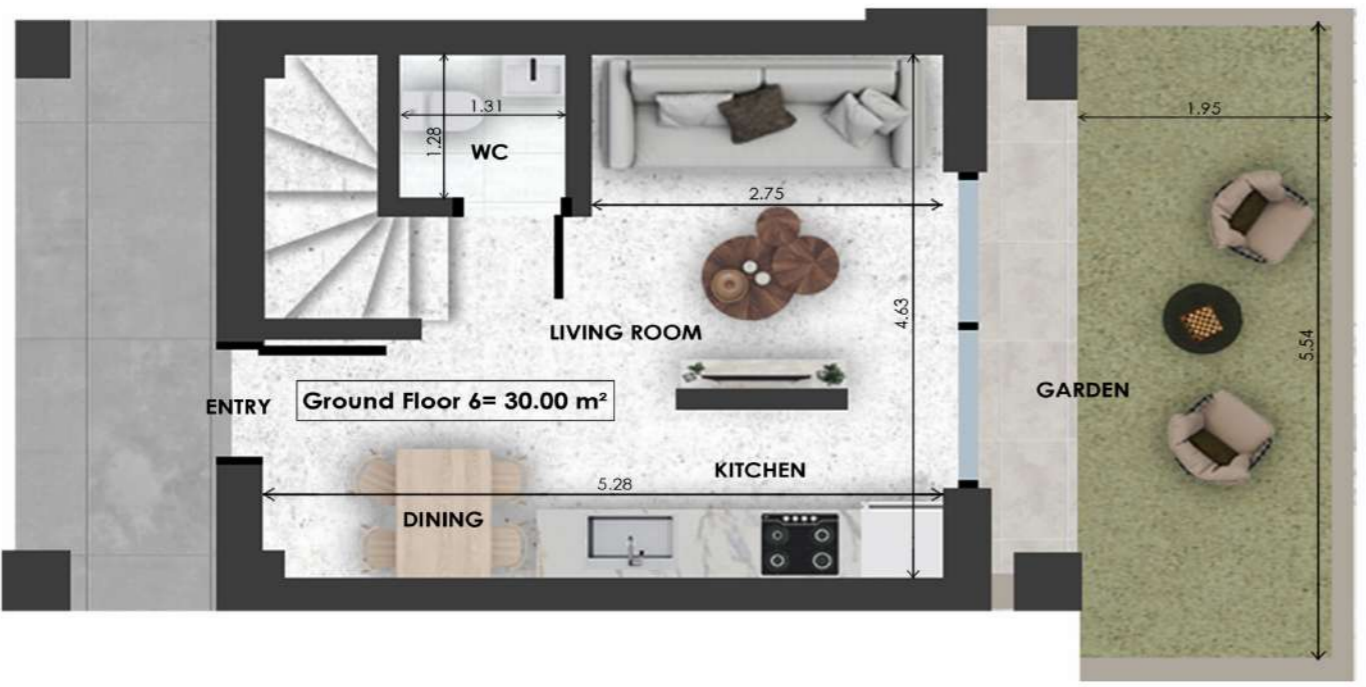
# Ground Floor & 1st Floor

GF4	Size	Floor	Bedrooms	Bathrooms	Extra
Loft	63sqm	GF & 1	2	1	Parking Space



Mesogaia Project  
**Ground Floor & 1st Floor**

GF5	Size	Floor	Bedrooms	Bathrooms	Extra
Loft	60.5sqm	GF & 1	2	1	Parking Space



Mesogaia Project

# Ground Floor & 1st Floor

GF6	Size	Floor	Bedrooms	Bathrooms	Extra
Loft	59.5sqm	GF & 1	2	2	Parking Space



Mesogaia Project

# Ground Floor & 1st Floor

GF7	Size	Floor	Bedrooms	Bathrooms	Extra
Loft	67.5sqm	GF & 1	2	1	Parking Space

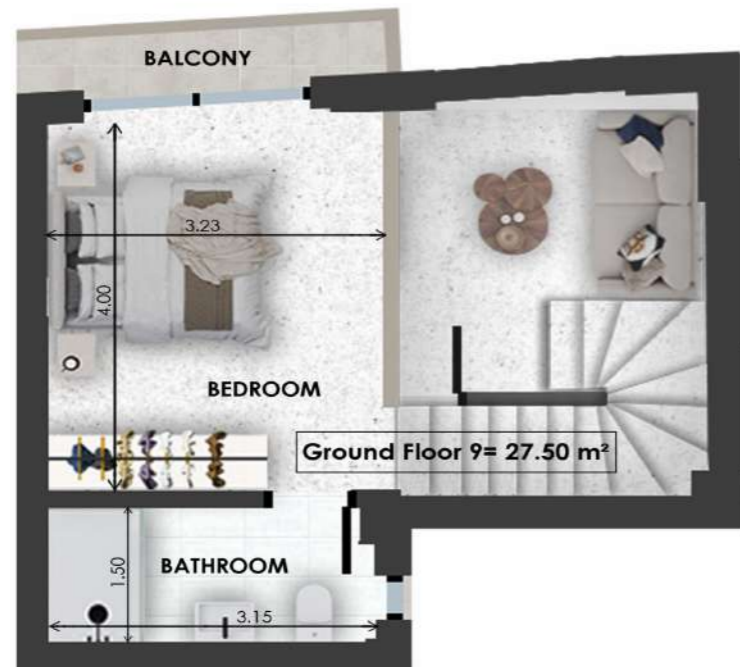




Mesogaia Project

# Ground Floor & 1st Floor

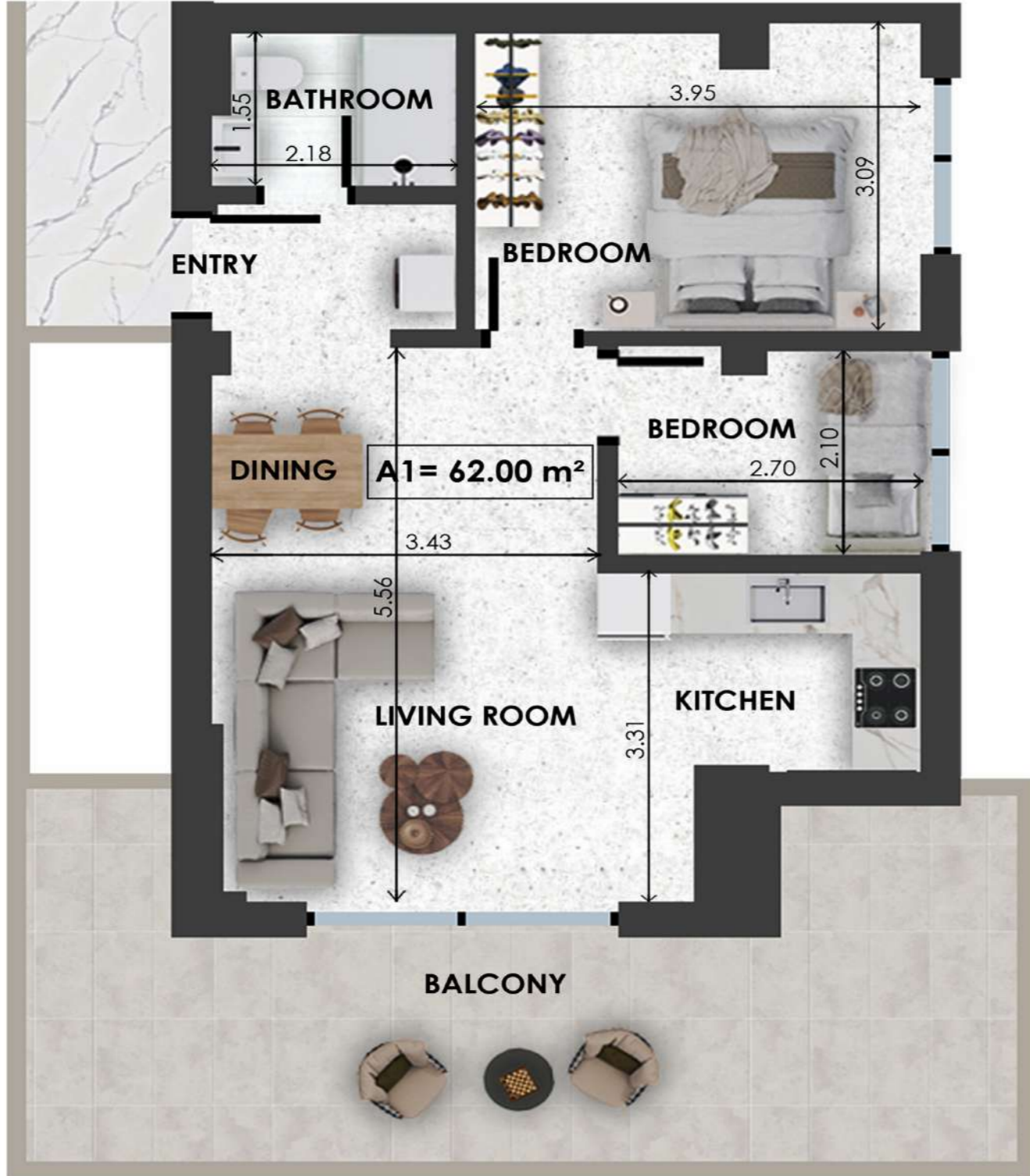
GF8	Size	Floor	Bedrooms	Bathrooms	Extra
Loft	64.5sqm	GF & 1	2	1	Parking Space



Mesogaia Project

# Ground Floor & 1st Floor

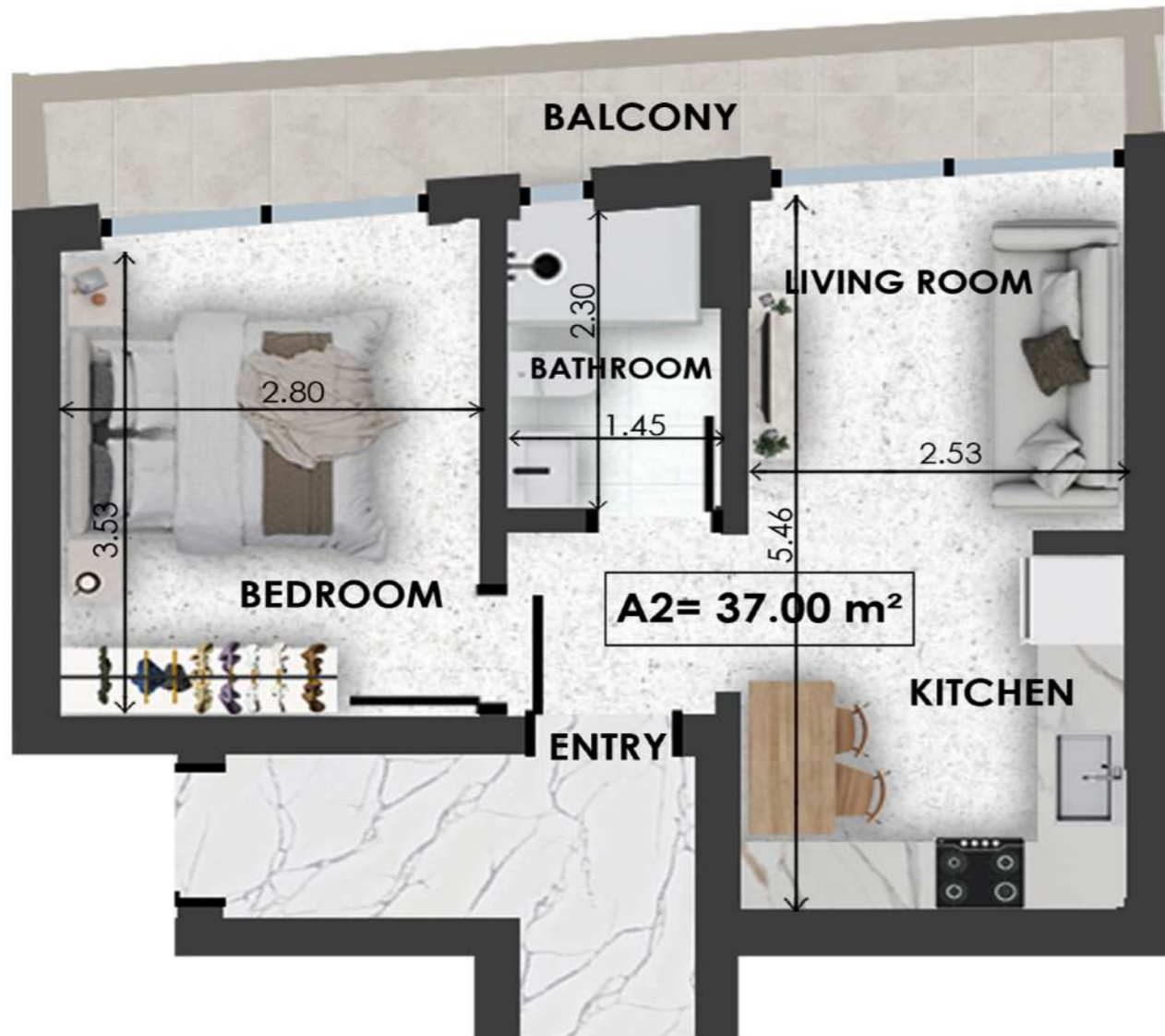
GF9	Size	Floor	Bedrooms	Bathrooms	Extra
Loft	67.5sqm	GF & 1	2	2	Parking Space



Mesogaia Project  

# 1st Floor

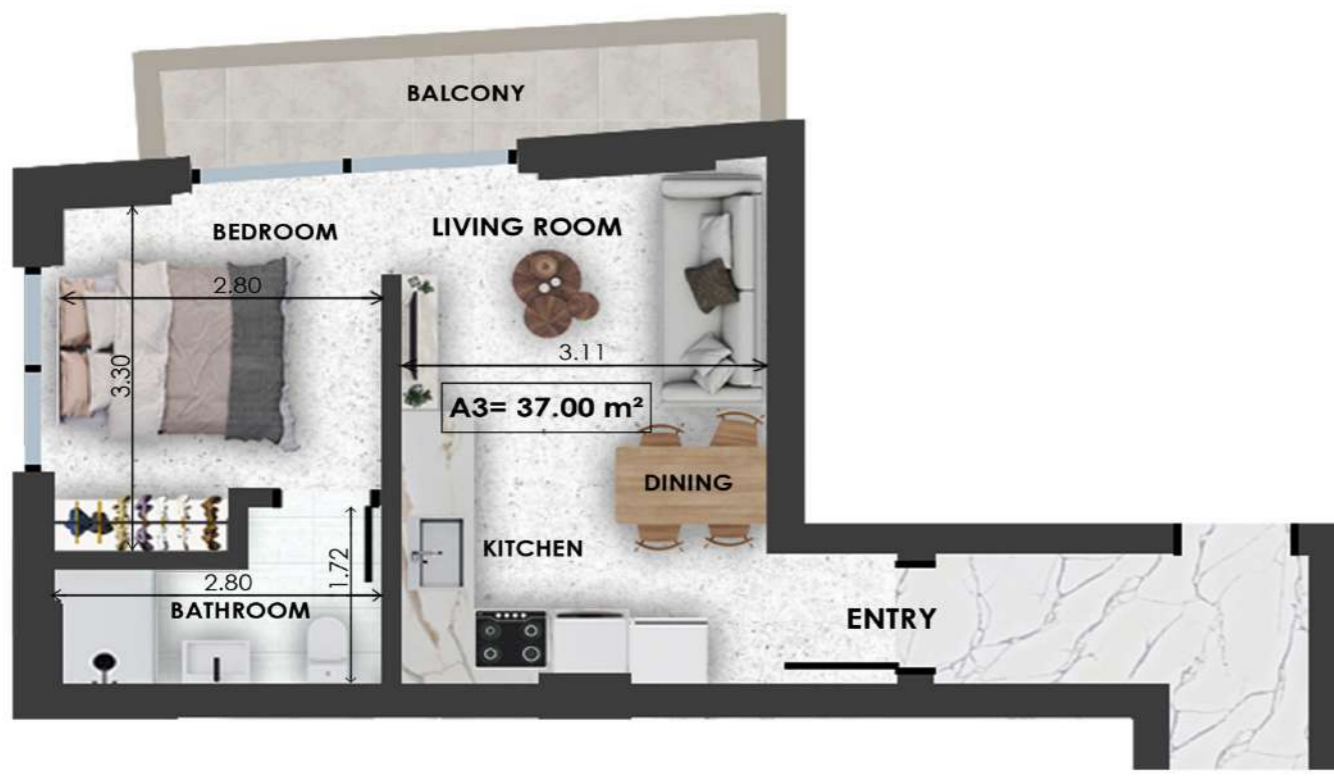
A1	Size	Floor	Bedrooms	Bathrooms	Extra
Apartment	62sqm	1	2	1	Parking Space



Mesogaia Project

# 1st Floor

A2	Size	Floor	Bedrooms	Bathrooms	Extra
Apartment	37sqm	1	1	1	Parking Space



Mesogaia Project  
**1st Floor**

A3	Size	Floor	Bedrooms	Bathrooms	Extra
Apartment	37sqm	1	1	1	Parking Space



Mesogaia Project  
**1st Floor**

A4	Size	Floor	Bedrooms	Bathrooms	Extra
Apartment	58sqm	1	1	1	Parking Space



Mesogaia Project  
**1st Floor**

A5	Size	Floor	Bedrooms	Bathrooms	Extra
Apartment	40sqm	1	1	1	Parking Space



### Mesogaia Project

# 1st Floor

A6	Size	Floor	Bedrooms	Bathrooms	Extra
Apartment	39.5sqm	1	1	1	Parking Space





Mesogaia Project  
**1st Floor**

A7	Size	Floor	Bedrooms	Bathrooms	Extra
Apartment	41sqm	1	1	1	Parking Space



### Mesogaia Project

# 1st Floor

A8	Size	Floor	Bedrooms	Bathrooms	Extra
Apartment	42sqm	1	1	1	Parking Space



Mesogaia Project  
**1st Floor**

A9	Size	Floor	Bedrooms	Bathrooms	Extra
Apartment	48.5sqm	1	1	1	Parking Space



Mesogaia Project  
**1st Floor**

A10	Size	Floor	Bedrooms	Bathrooms	Extra
Apartment	52sqm	1	1	1	Parking Space



Mesogaia Project  
**1st Floor**

A11	Size	Floor	Bedrooms	Bathrooms	Extra
Apartment	72sqm	1	1	1	Parking Space



Mesogaia Project

# 2nd Floor

B1	Size	Floor	Bedrooms	Bathrooms	Extra
Apartment	54sqm	2	1	1	Parking Space



Mesogaia Project

# 2nd Floor

B2	Size	Floor	Bedrooms	Bathrooms	Extra
Apartment	49sqm	2	1	1	Parking Space



Mesogaia Project

# 2nd Floor

B3	Size	Floor	Bedrooms	Bathrooms	Extra
Apartment	83.5sqm	2	2	2	Parking Space





Mesogaia Project

# 2nd Floor

B4	Size	Floor	Bedrooms	Bathrooms	Extra
Apartment	65sqm	2	2	1	Parking Space



Mesogaia Project  

# 2nd Floor

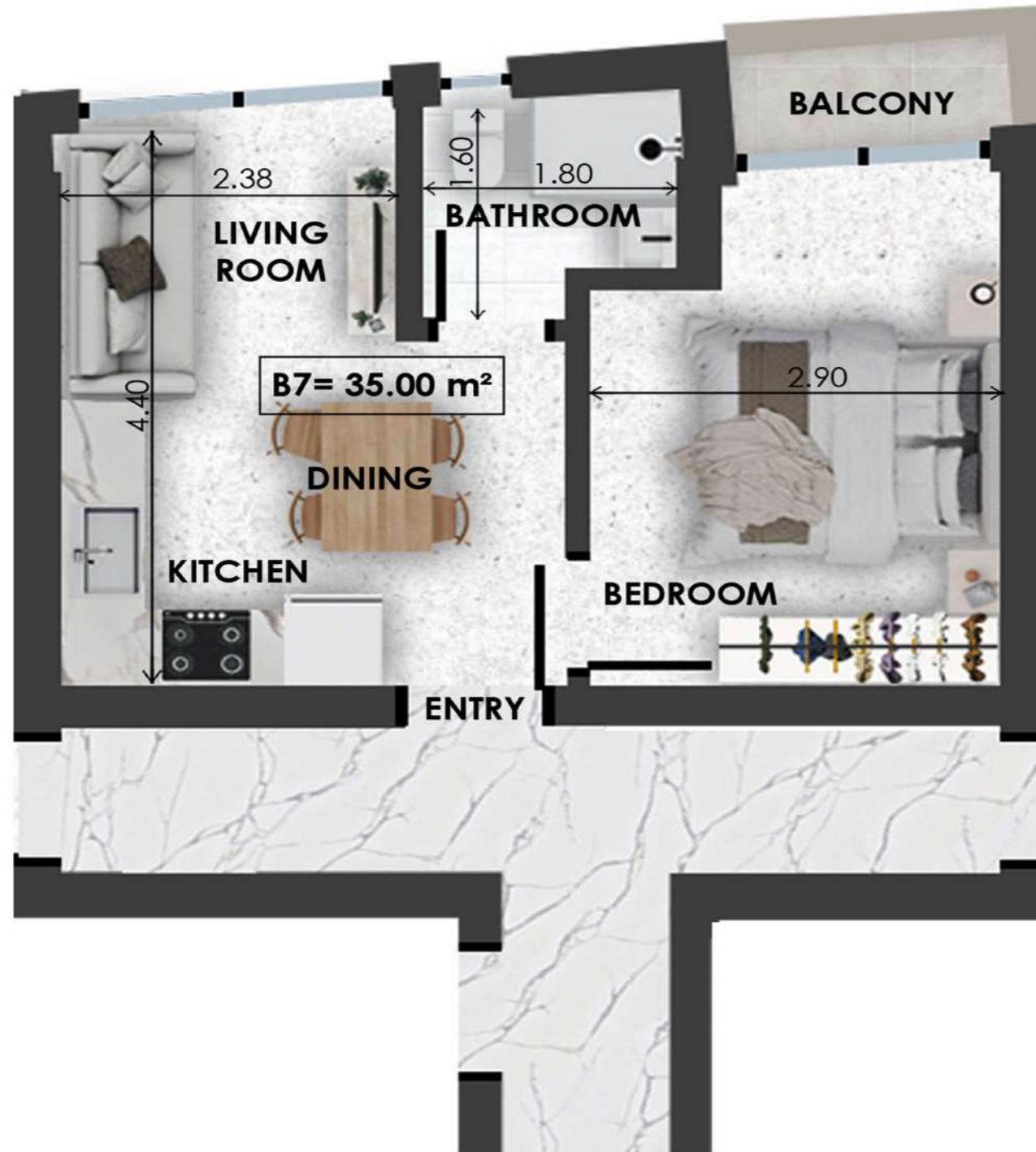
B5	Size	Floor	Bedrooms	Bathrooms	Extra
Apartment	68.5sqm	2	2	1	Parking Space



Mesogaia Project

# 2nd Floor

B6	Size	Floor	Bedrooms	Bathrooms	Extra
Apartment	42.5sqm	2	1	1	Parking Space



Mesogaia Project

# 2nd Floor

B7	Size	Floor	Bedrooms	Bathrooms	Extra
Apartment	35sqm	2	1	1	Parking Space



Mesogaia Project  
**2nd Floor**

B8	Size	Floor	Bedrooms	Bathrooms	Extra
Apartment	38sqm	2	1	1	Parking Space



## Mesogaia Project 2nd Floor

B9	Size	Floor	Bedrooms	Bathrooms	Extra
Apartment	54.5sqm	2	1	1	Parking Space



## Mesogaia Project 2nd Floor

B10	Size	Floor	Bedrooms	Bathrooms	Extra
Apartment	54sqm	2	1	1	Parking Space



Mesogaia Project  

# 2nd Floor

B11	Size	Floor	Bedrooms	Bathrooms	Extra
Apartment	63sqm	2	1	1	Parking Space





# Mesogaia Project 2nd Floor

B12	Size	Floor	Bedrooms	Bathrooms	Extra
Apartment	42sqm	2	1	1	Parking Space



Mesogaia Project  

# 2nd Floor

B13	Size	Floor	Bedrooms	Bathrooms	Extra
Apartment	48.5sqm	2	1	1	Parking Space



# Mesogaia Project 2nd Floor

B14	Size	Floor	Bedrooms	Bathrooms	Extra
Apartment	52sqm	2	1	1	Parking Space



Mesogaia Project

# 2nd Floor

B15	Size	Floor	Bedrooms	Bathrooms	Extra
Apartment	72sqm	2	2	1	Parking Space



Mesogaia Project  

# 3rd Floor

C1	Size	Floor	Bedrooms	Bathrooms	Extra
Apartment	54sqm	3	1	1	Parking Space



Mesogaia Project  
**3rd Floor**

C2	Size	Floor	Bedrooms	Bathrooms	Extra
Apartment	49sqm	3	1	1	Parking Space



Mesogaia Project  

# 3rd Floor

C3	Size	Floor	Bedrooms	Bathrooms	Extra
Apartment	83.5sqm	3	2	2	Parking Space



Mesogaia Project  
**3rd Floor**

C4	Size	Floor	Bedrooms	Bathrooms	Extra
Apartment	65sqm	3	2	1	Parking Space

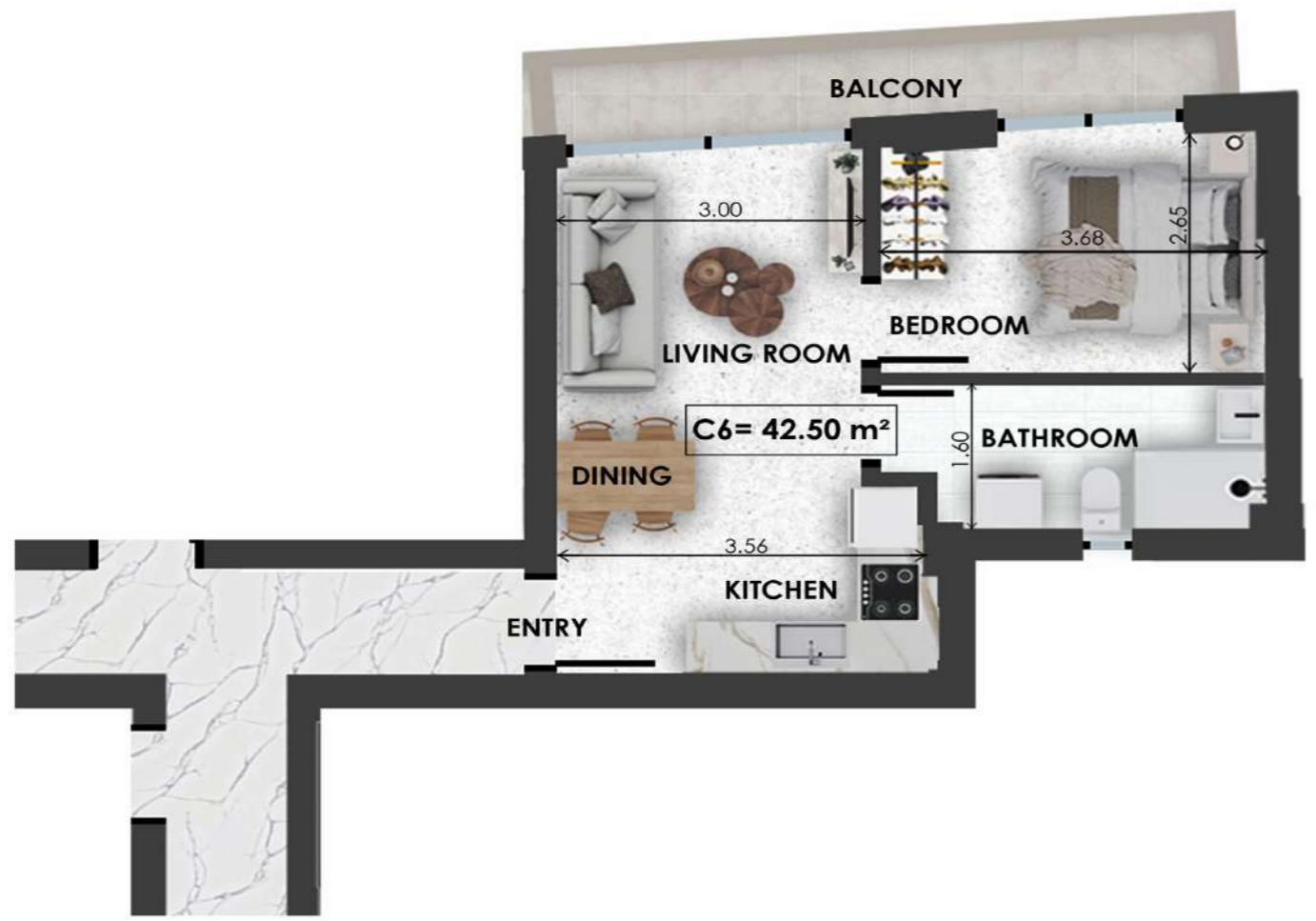




Mesogaia Project  

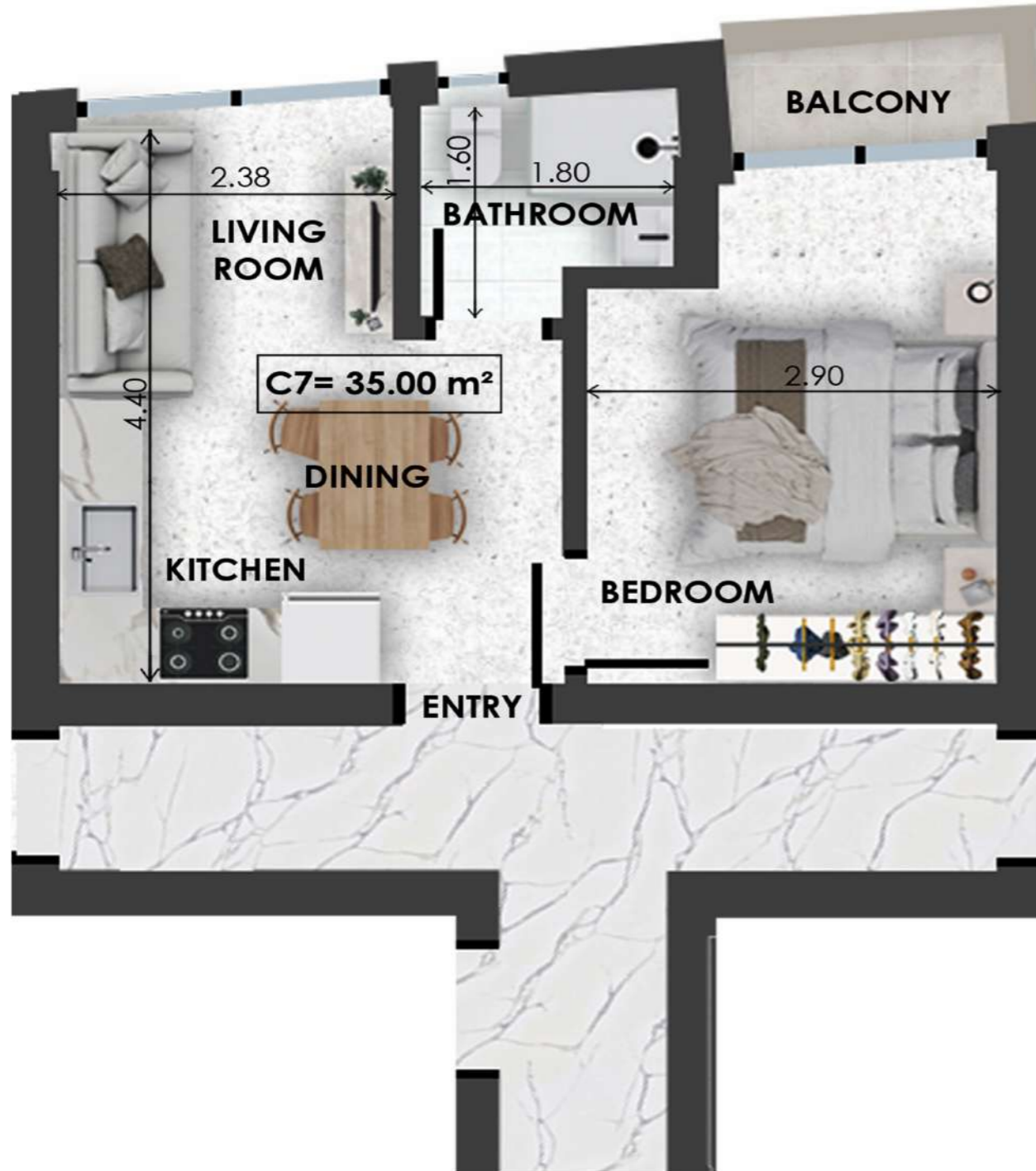
# 3rd Floor

C5	Size	Floor	Bedrooms	Bathrooms	Extra
Apartment	68.5sqm	3	2	1	Parking Space



Mesogaia Project  
**3rd Floor**

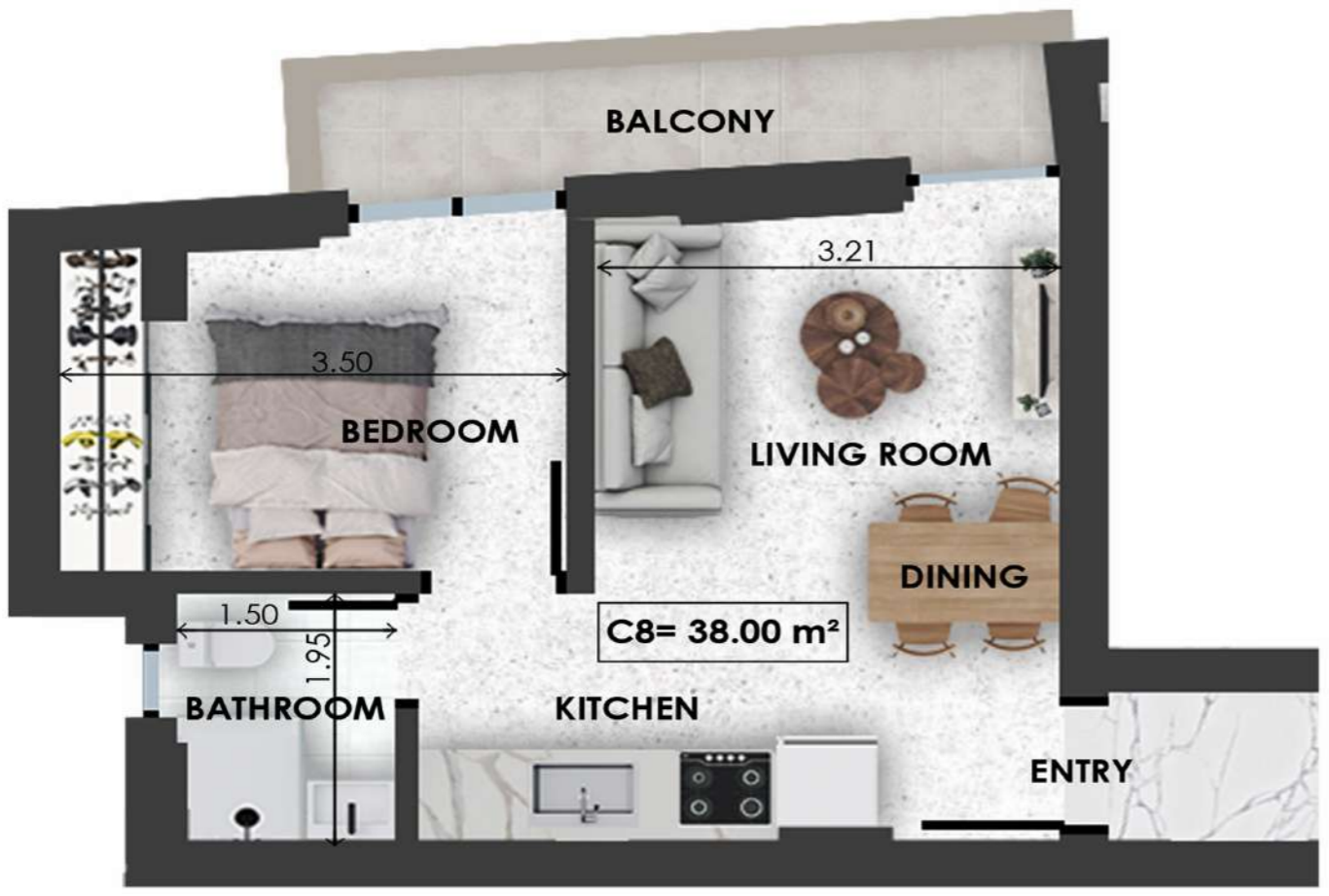
C6	Size	Floor	Bedrooms	Bathrooms	Extra
Apartment	42.5sqm	3	1	1	Parking Space



Mesogaia Project

# 3rd Floor

C7	Size	Floor	Bedrooms	Bathrooms	Extra
Apartment	35sqm	3	1	1	Parking Space



Mesogaia Project  
**3rd Floor**

C8	Size	Floor	Bedrooms	Bathrooms	Extra
Apartment	38sqm	3	1	1	Parking Space



Mesogaia Project  
**3rd Floor**

C9	Size	Floor	Bedrooms	Bathrooms	Extra
Apartment	54.5sqm	3	1	1	Parking Space



Mesogaia Project  
**3rd Floor**

C10	Size	Floor	Bedrooms	Bathrooms	Extra
Apartment	54sqm	3	1	1	Parking Space



Mesogaia Project  
**3rd Floor**

C11	Size	Floor	Bedrooms	Bathrooms	Extra
Apartment	63sqm	3	1	1	Parking Space



Mesogaia Project  
**3rd Floor**

C12	Size	Floor	Bedrooms	Bathrooms	Extra
Apartment	42sqm	3	1	1	Parking Space





Mesogaia Project  
**3rd Floor**

C13	Size	Floor	Bedrooms	Bathrooms	Extra
Apartment	48.5sqm	3	1	1	Parking Space



Mesogaia Project  
**3rd Floor**

C14	Size	Floor	Bedrooms	Bathrooms	Extra
Apartment	52sqm	3	1	1	Parking Space



Mesogaia Project  
**3rd Floor**

C15	Size	Floor	Bedrooms	Bathrooms	Extra
Apartment	52sqm	3	2	1	Parking Space



## Apartment

# Features

## Energy Efficient Buildings

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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

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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

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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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**facebook:** [facebook.com/Greenpropertiesdc/](https://facebook.com/Greenpropertiesdc/)

**Instagram:** [instagram.com/greenpropertiesdc/](https://instagram.com/greenpropertiesdc/)

**Linkedin:** [linkedin.com/company/green-properties](https://linkedin.com/company/green-properties)

