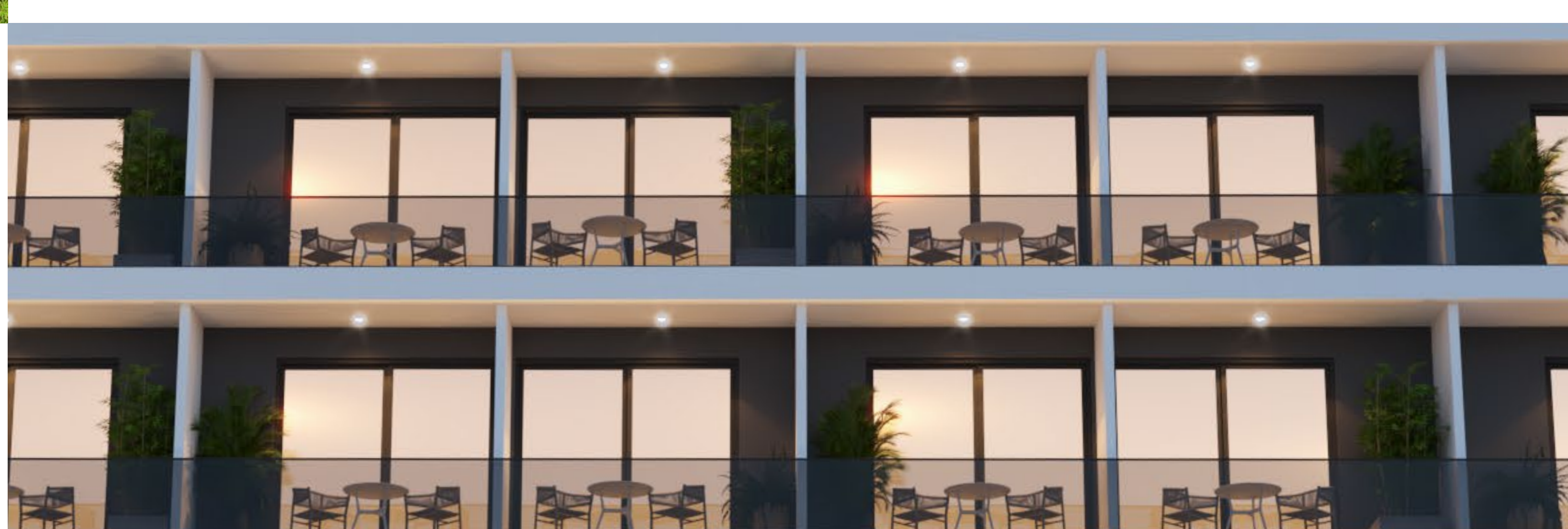




Our Concept

We want make accommodation that will make Students comfortable, make new friends, have fun, socialise and create a dynamic environment where students love to live but at the same time, study and learn.



Why Student Apartments Are Essential

1

State owned dorms are scarce and not fit for use

2

The consequences of Brexit on tuition fees, visas and employment for EU students

3

Greek Parliament voting in favour of Private universities

4

The AIRBNB Effect and housing shortage problem

5

An increase in the number of postgraduate students in Greece

Introduction



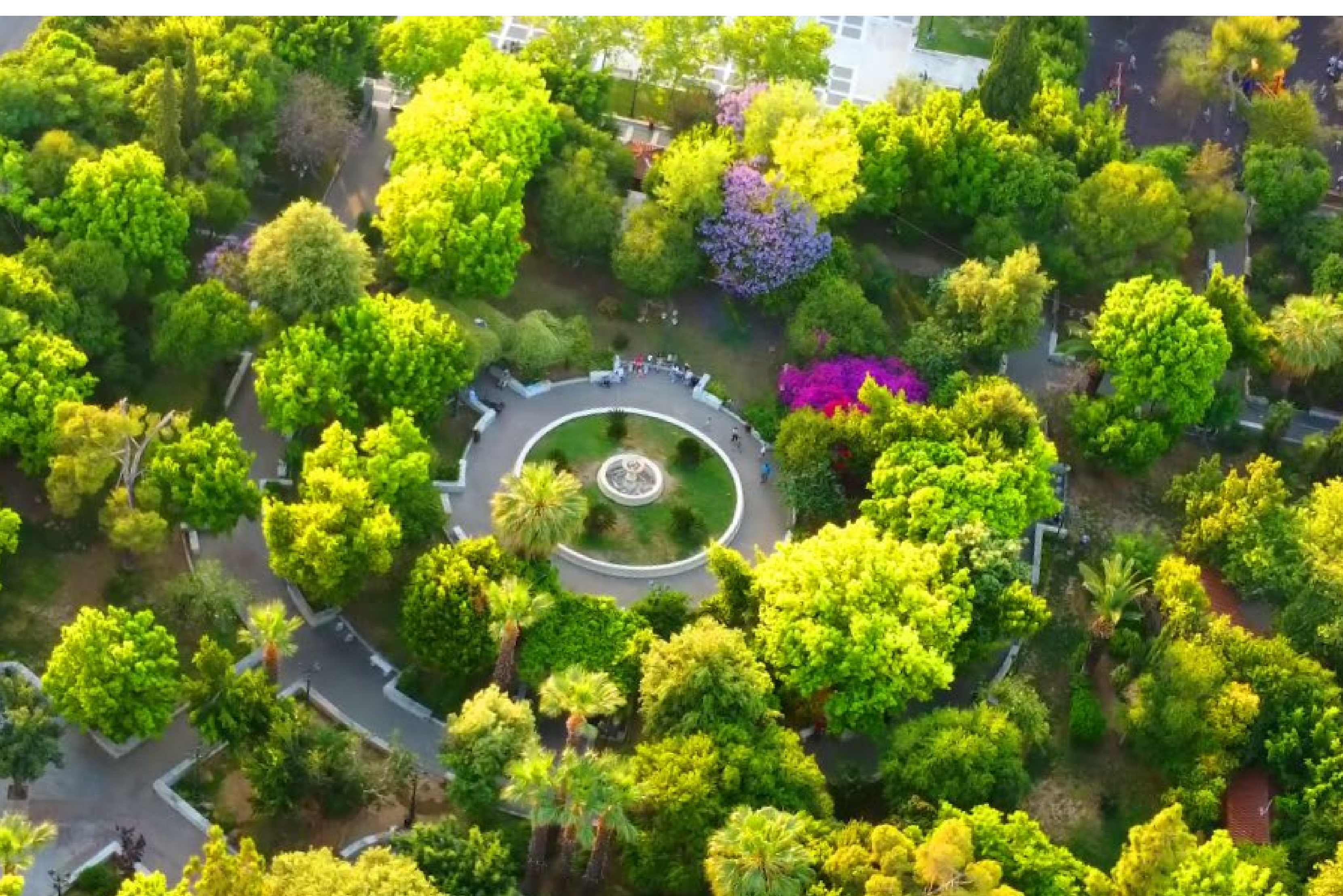
Kallithea is a lively neighborhood in Athens, located between the city center and the coast. Known for its vibrant mix of residential and commercial areas, Kallithea combines urban energy with easy access to cultural sites like the Stavros Niarchos Foundation Cultural Center.

With bustling cafes, local shops, and a strong sense of community, Kallithea offers a taste of authentic Athenian life while being just minutes away from the beach and the historic center.



Area Description

The project is located in Kallithea, a lively neighborhood in Athens. The area is well-served by public transportation.



It is about a 10-minute walk from the Electric Railway Station, which offers easy access to the city center of Athens.

Nearby, you'll find a mix of residential areas, local shops, cafes, and restaurants. In the area, two well-known public universities of Athens are located: Harokopio University and Panteion University.



Project Introduction

Knowlodge Student Apartments

Knowlodge is an exclusive student apartment building in the city center of Kallithea offer convenient housing options for university students.

Located opposite Harokopio University and well-connected by public transport, these buildings provide easy access to both academic and social hubs.

The project features modern amenities, including study areas, and communal spaces, fostering a sense of community among residents.

With its lively atmosphere and central location, Kallithea is a popular choice for students seeking a dynamic yet comfortable place to live.



 **HAROKOPIO UNIVERSITY**
OF ATHENS

Harokopio University

Harokopio University is located across Knowlodge. Founded in 1990, it focuses on applied sciences and modern educational needs, hosting approximately 1,150 students annually. The university offers four departments: Nutrition and Dietetics, Geography, Home Economics and Ecology, and Informatics and Telematics.

Classes are primarily conducted from early morning until late afternoon. It hosts various academic and professional activities, including workshops, seminars, and conferences, which bring together experts from Greece and abroad.

Whether you're a student looking for convenience or an investor seeking a property in a high-demand area, this location ensures proximity to one of Athens' finest universities.



Panteion University

Located within a short distance from the project, Panteion University is easily reachable by foot or car. Established in 1930, it holds a prominent position among Greece's universities, particularly in social and political sciences.



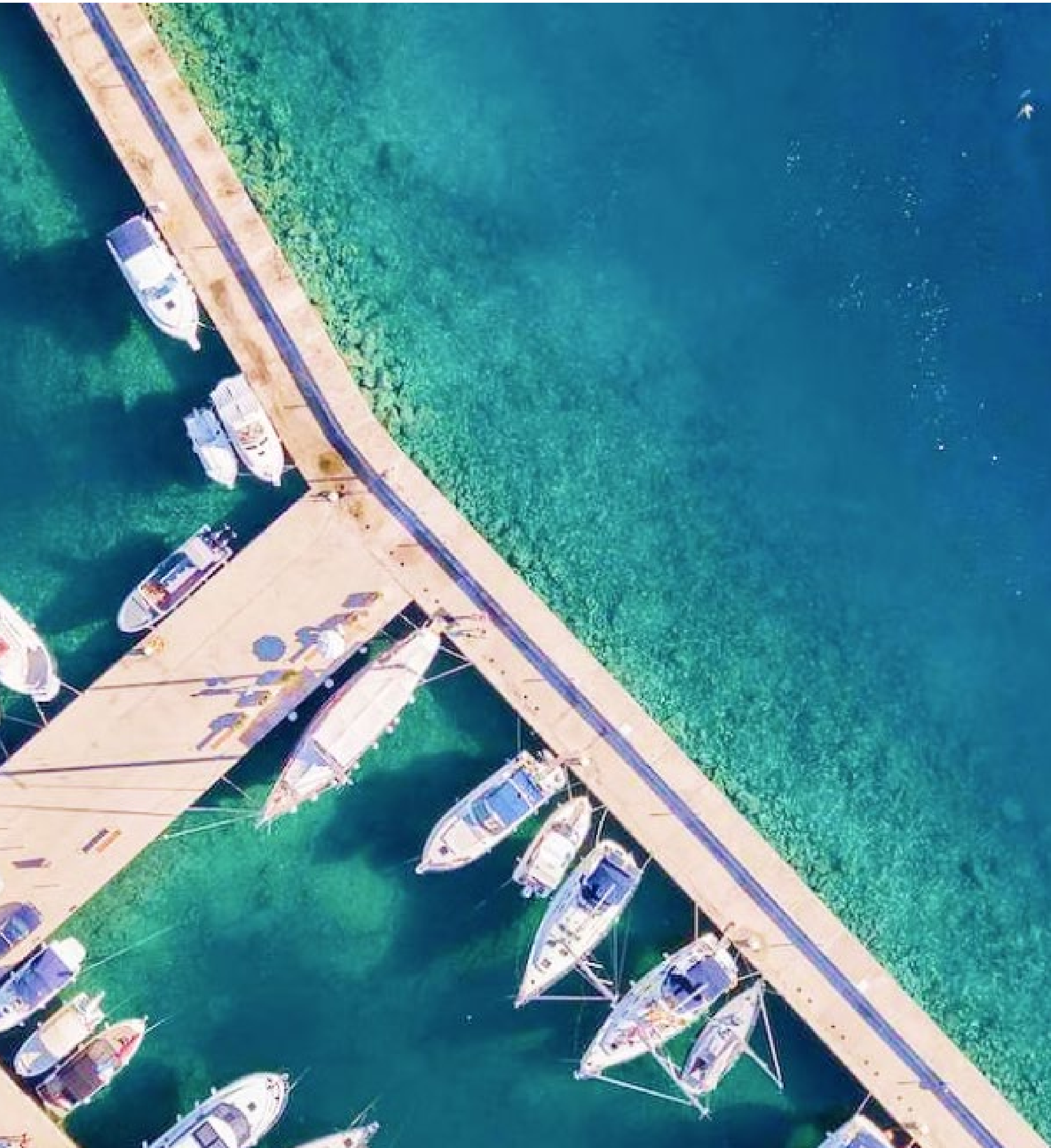
It features nine academic departments, including Public Administration, International Relations, and Sociology, and serves thousands of students annually. Classes typically run throughout the day, making it a dynamic academic hub.

The university also frequently hosts academic conferences, workshops, and seminars, offering residents access to ongoing scholarly discussions and research projects. For families, students, or investors, living near this academic hub enhances both lifestyle convenience and property value.



Delta Kallithea Marina

8 min
by car



Delta Kallithea Marina is a vibrant area that offers a range of recreational activities and sports facilities. It is home to a well-known sailing club, providing enthusiasts with the opportunity to enjoy sailing in a beautiful and accessible location.

The area also hosts the Taekwondo Faliro sports center, where athletes of all levels can train and compete in this dynamic martial art.



South Kallithea regeneration project

The transformation of the Faliro Delta into Aenaon Park – Faleron Metropolitan Park by 2028 will greatly enhance the quality of life for Kallithea residents.

Spanning 54 hectares, this Mediterranean-inspired park will feature 75% green spaces, including 4,000 trees and 185,000 shrubs, creating a sustainable urban oasis. Based on the concept, it is planned controlled car traffic and free access for visitors around the clock.

NouPou

Περίπατο της Αθηναϊκής Ριβιέρας

Share this

Πηγή: Οικιστογράφος ΤΑΙΠΕΑ

Σε δημοπράτηση το μεγάλο έργο της κατασκευής του ενιαίου πεζοδρόμου - ποδηλατόδρομου που θα ξεκινά από την Καλλιθέα και θα φτάνει στο δημαρχείο της Βούλας - Πώς θα μεταμορφώσει το παραλιακό μέτωπο



The goal is to have the metropolitan park operational by the end of 2028

Designed under the New European Bauhaus initiative, it will host outdoor events, sports, educational spaces, playgrounds, and cultural activities. There will be walking paths, cycle paths and footbridges, as well as 27 metal buildings – capitals. With its integration of nature, community, and innovation, Aenaon Park aims to become a landmark for recreation and ecological harmony in Athens.

Residents will enjoy proximity to a vibrant hub of community activities, sports, and education, making the area a prime location for living.





Acropolis 7 min by car

The Acropolis of Athens is one of the most iconic landmarks in the world and a symbol of ancient Greek civilization.

Perched high on a rocky hill overlooking the city, this ancient complex dates back to the 5th century BCE and is home to remarkable structures like the Parthenon, the Erechtheion, and the temple of Athena.

The Acropolis showcases the architectural brilliance and artistic achievements of classical Greece.

Today, it stands as an UNESCO World Heritage Site, attracting millions of visitors each year who come to experience its historical significance and breathtaking views.



Philopappou Hill 6 min by car

Philopappou Hill, or the Hill of the Muses, sits near the Acropolis in Athens, offering stunning views of the city and sea.

Known for the Philopappou Monument, built in 116 AD for the Roman noble Philopappos, the hill is a peaceful spot for walking, with pine-covered paths and panoramic views. It's a favorite for locals and visitors looking to enjoy nature and history together in the heart of Athens.



Thisseos Shopping Street 0 min by car



Thisseos Shopping Street in Kallithea, is the largest shopping street in Athens, offering a wide variety of stores, cafes, and restaurants.

It has become a popular spot for both locals and tourists, renowned for its lively atmosphere and diverse shopping choices.

The street stretches towards the Kallithea Marina and the Stavros Niarchos Foundation Cultural Center (SNFCC).

In the near future, the Greek government plans to transform Thiseos Street into a modern, pedestrian-friendly hub, linking it to the ambitious Elliniko Project. This development will enhance the area, creating a more dynamic and upscale neighborhood.



Koukaki

5 min
by car

Koukaki is a vibrant neighborhood in Athens, known for its unique blend of history, charm, and modern lifestyle.



Located just a short walk from the Acropolis and the bustling Plaka area and Koukaki is a favorite among locals and visitors alike for its relaxed vibe, trendy cafes, and modern shops.

This area offers a glimpse of authentic Athenian life with a mix of traditional tavernas, stylish restaurants, and a thriving arts scene.

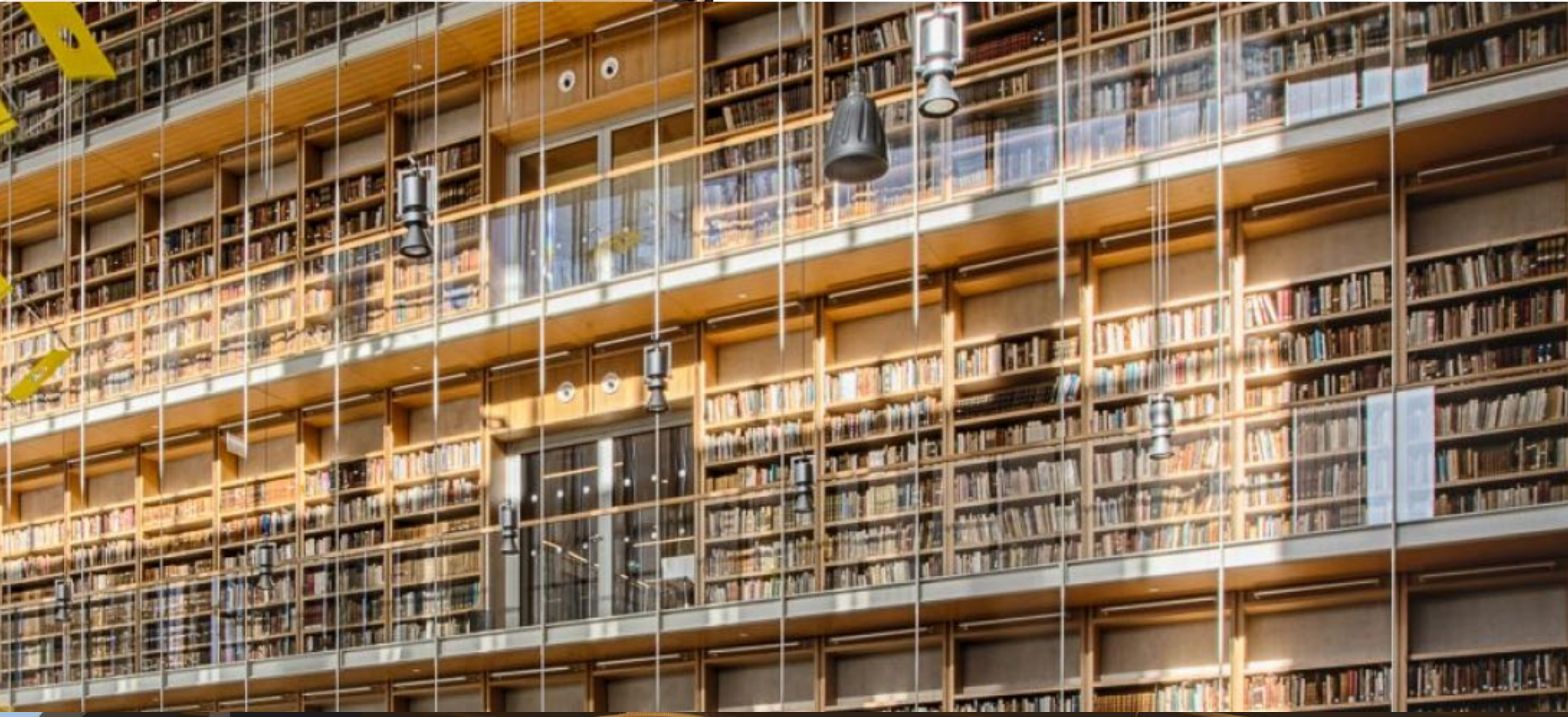
Stavros Niarchos Foundation Cultural Center (SNFCC)

7 min
by car

The Stavros Niarchos Foundation Cultural Center (SNFCC), located near Palaio Faliro, is a stunning example of modern architecture by Renzo Piano. It houses the National Library of Greece and the Greek National Opera, offering a vibrant cultural experience with world-class performances and extensive library collections.



The center features a lush green roof and the expansive Stavros Niarchos Park, creating a tranquil space for relaxation and community gatherings.



With its innovative design and dedication to sustainability, the SNFCC serves as a dynamic hub for culture, education and public engagement.

Proposed Communal Used Areas & Services:

- Gym and Fitness Area for residents use only
 - Lounge area for socialising
 - A Thinking Room (Study quiet room etc)
 - Conference room
 - Cinema Room/Space
 - Vending Machines or snack areas
 - On site reception area
 - Business lounge with printing and scanning
 - Front desk Parcel service
- Fast Wifi covering The whole building
 - Secure key/Card entrance
 - 24 hour CCTV recording
 - Fire & Smoke alarm systems



Proposed Membership Bonuses

Students often have a strict budget to follow. Being a member of Knowledge Student Apartments will give exclusive discounts to a variety of store and events:

- Bookshop discounts
- It related shops
- Supermarket discounts
- Assistance to apply for discounts on government subsidies
- Refer a friend Bonus for any tenant introduced by a member



Convenient Life in Kallithea

- 1.Airport: 21km

2.Piraeus Port: 6,7 km

3.Harokopio University: 140m

4.Panteion University: 600 m

5.Taurus Electric Railway Station: 550 m

6.Bus Station Karagianne: 10 m
- 7.Thisseos Shopping Street: 10 m

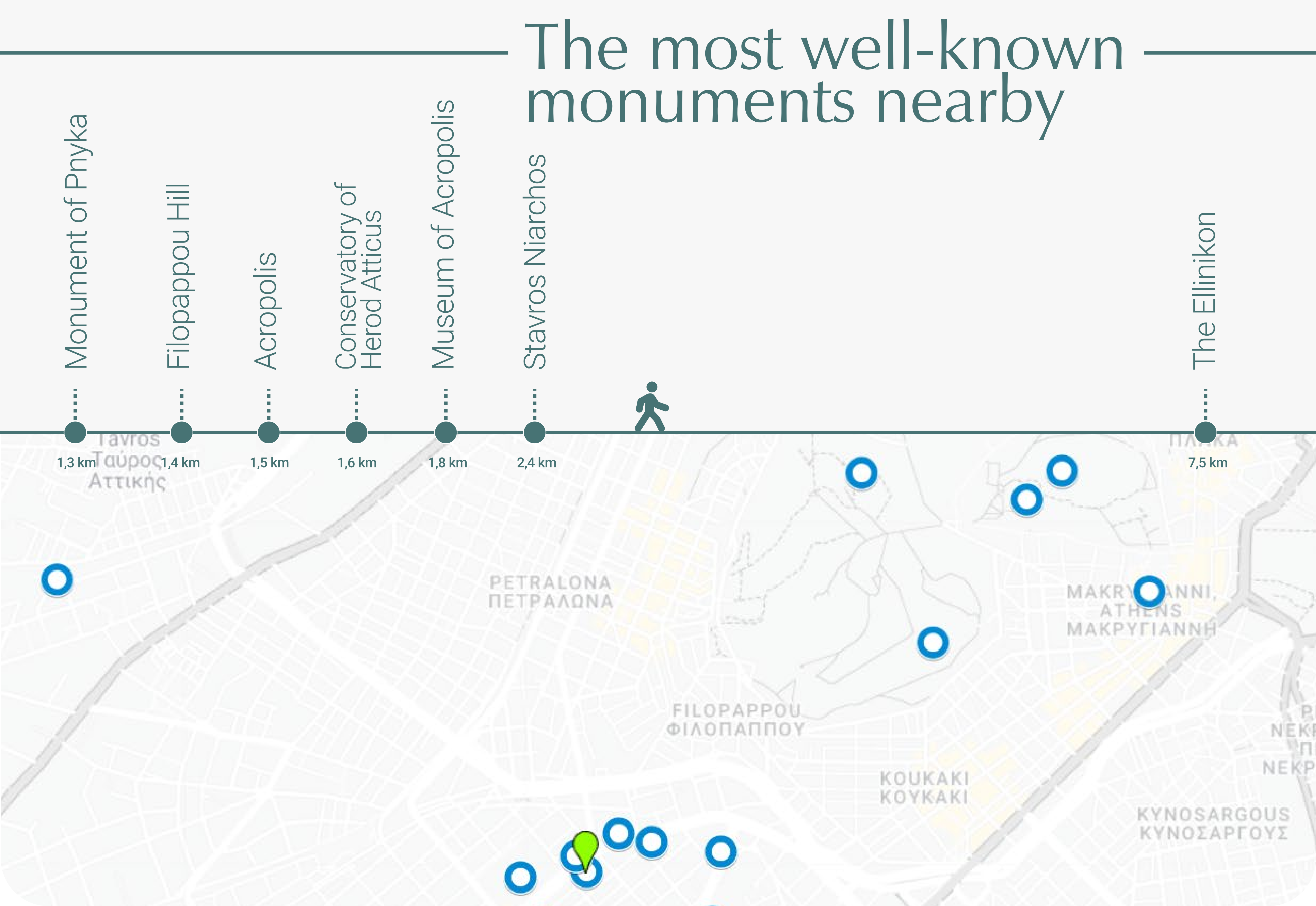
8.Elta Courier: 130 m

9.Super Market Sklaventitis: 195 m

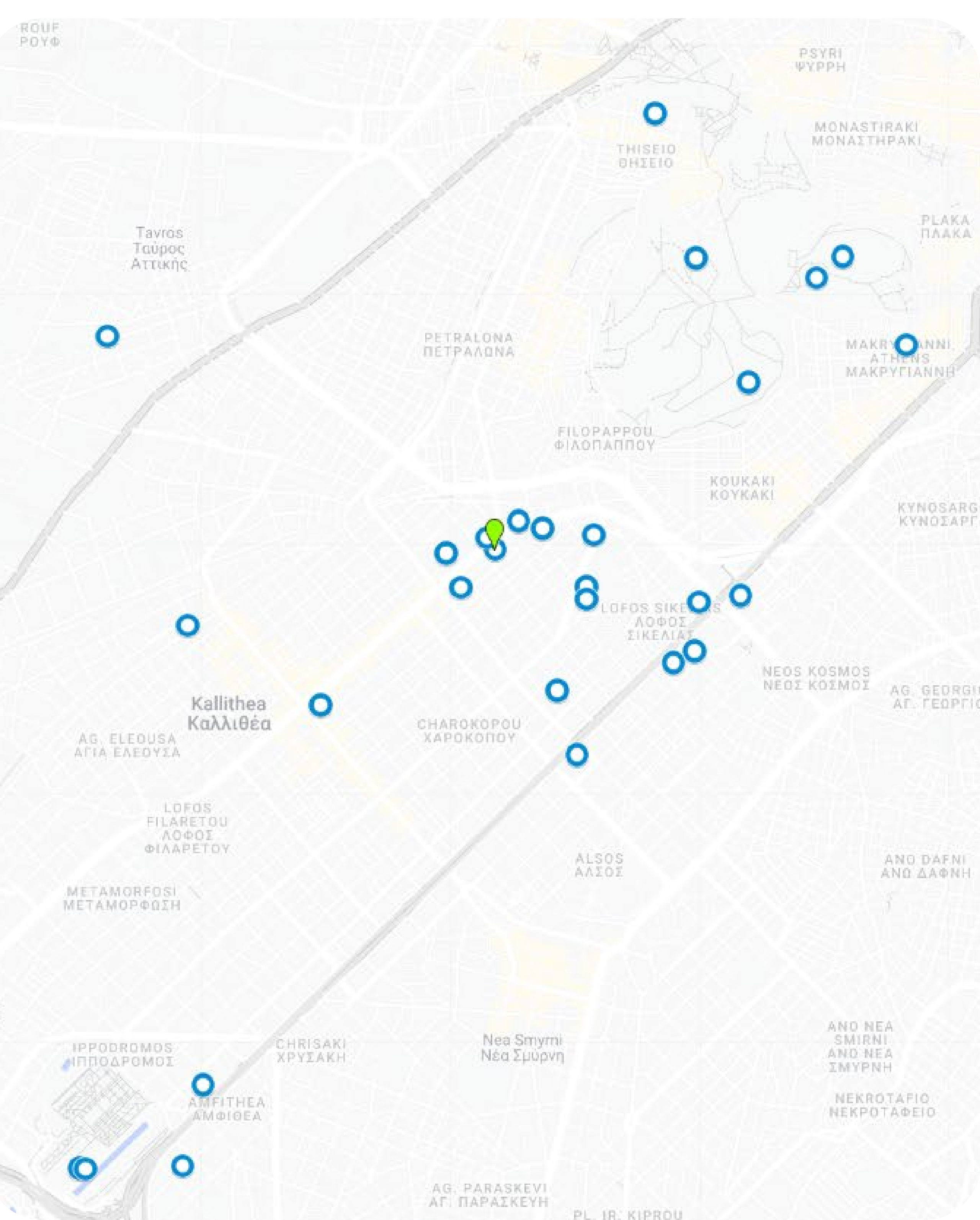
10.Lidl: 185 m

11.Super Market AB Basilopoulos: 130 m

12.Onassio Cardiac Surgery Center: 2,3 km



The most well-known monuments nearby



A Hight-Quality Living Area

- 1.Glass Musical Theatre: 814 m

2.Kallithea Municipal Stadium "El Paso" Grigoris Lambrakis: 333 m

3.El Paso Outdoor Basketball Court P.O. Kallithea Esperos: 414 m

4.National Observatory of Athens - Thisisio Visitor Center: 1,4 km

5.Benaki Museum - Valadorou Collection: 1,52 km

6.New Digital Planetarium: 2,5 km

7.Greek National Opera: 2,4 km

8.National Library of Greece: 2,4 km

9.Marina Flisvou: 4 km

10.Davaki's Square: 884 m

11.Ilissou Park: 1 km

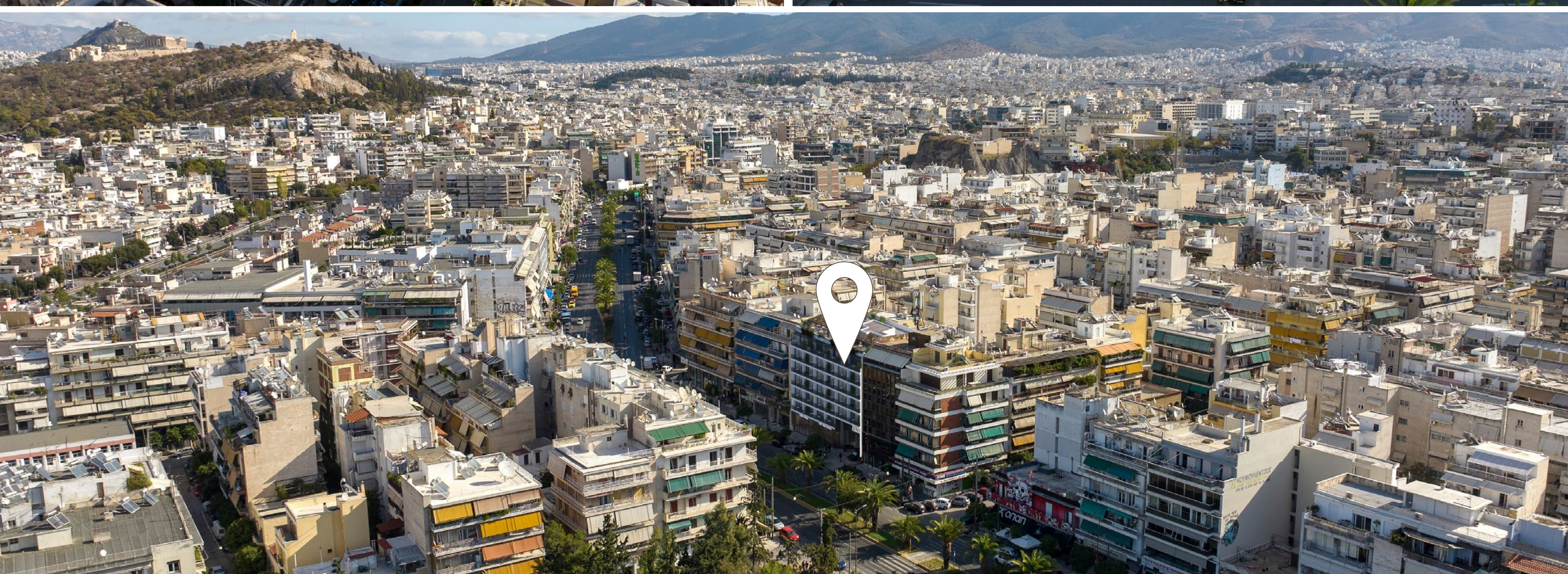
12.Onassis Stegi Cultural Center: 500 m

13.Grand Hyatt Athens: 811 m

14.Intercontinental Athenaeum Athens: 1,04 m

15.Faliro Beach: 4,16 km

16.Alterlife Gym: 100 m





Floor plans A level

Apt	Bdrn	Internal(m²)	Balcony(m²)	Total(m²)
A 1	1	36	4	40
A 2	1	33	4	37
A 3	1	33	4	37
A 4	1	43	7	51
A 5	1	43	6	49
A 6	1	33	4	38
A 7	1	35	3	38
A 8	1	33	3	36
A 9	1	32	3	35
A 10	1	32	3	35
A 11	1	34	3	37



Floor plans B level

Apt	Bdrn	Internal(m²)	Balcony(m²)	Total(m²)
B 1	1	36	4	39
B 2	1	33	4	37
B 3	1	33	4	37
B 4	1	43	8	51
B 5	1	43	6	49
B 6	1	33	3	37
B 7	1	35	3	38
B 8	1	33	3	36
B 9	1	32	3	35
B 10	1	32	3	35
B 11	1	34	3	37



Floor plans C level

Apt	Bdrn	Internal(m²)	Balcony(m²)	Total(m²)
C 1	1	36	4	39
C 2	1	33	3	36
C 3	1	33	3	36
C 4	1	43	7	51
C 5	1	43	6	49
C 6	1	33	3	37
C 7	1	35	3	38
C 8	1	33	3	36
C 9	1	32	3	35
C 10	1	32	3	35
C 11	1	34	3	37



Floor plans D level

Apt	Bdrn	Internal(m²)	Balcony(m²)	Total(m²)
D 1	1	49	5	54
D 2	1	45	5	50
D 3	1	43	8	51
D 4	1	43	6	49
D 5	1	45	4	49
D 6	1	41	4	45
D 7	1	41	4	45
D 8	1	41	4	45
D 9	1	41	4	45



Floor plans E level

Apt	Bdrn	Internal(m²)	Balcony(m²)	Total(m²)
E 1	1	36	4	39
E 2	1	35	3	38
E 3	1	35	3	38
E 4	1	43	7	51
E 5	1	43	6	49
E 6	1	49	21	71
E 7	1	36	22	58
E 8	1	38	22	60
E 9	1	40	19	59

