

# Property Brochure



# Property **Vrahos**

# Project Overview

Prime Investment Opportunity with High ROI Potential

Nestled in the highly sought-after area of Armeos, this spacious double-storey property offers an unbeatable location just a 5-minute walk from the vibrant center of Masouri and a mere 2-minute stroll from renowned hotels like 4 stars Analeia Hotel and Elena Village.

Its prime positioning within the settlement zone ensures excellent visibility, accessibility and foot traffic making it a perfect choice for a boutique hotel, guesthouse or high-end rental business.



# Values And Vision

Generous plot size exceeding 4000 sq.m., offering ample space for expansion and development of outdoor amenities.

Updated building permit allows immediate renovation for hospitality use (12 guestrooms).

Large building allowance due to its prime settlement location, maximizing development potential.

Ready-to-Renovate Structure in excellent condition the property requiring no major demolitions or extensive interventions.



# Features

High-Yield hospitality and residential business potential with pre-approved building permit for 12 guestrooms, offering a lucrative short-term rental or boutique hotel business.

Multiple outdoor areas can be transformed into private terraces, gardens, a pool deck, or al fresco dining spaces to enhance guest experience. Strong rental demand due to proximity to beaches, restaurants and tourist hotspots, due to its strategic location steps away from Masouri's bustling center.

Ideal for investors looking for a turnkey hospitality project with quick ROI in a thriving tourist destination.

District:

**Armeos**

Plot Area:

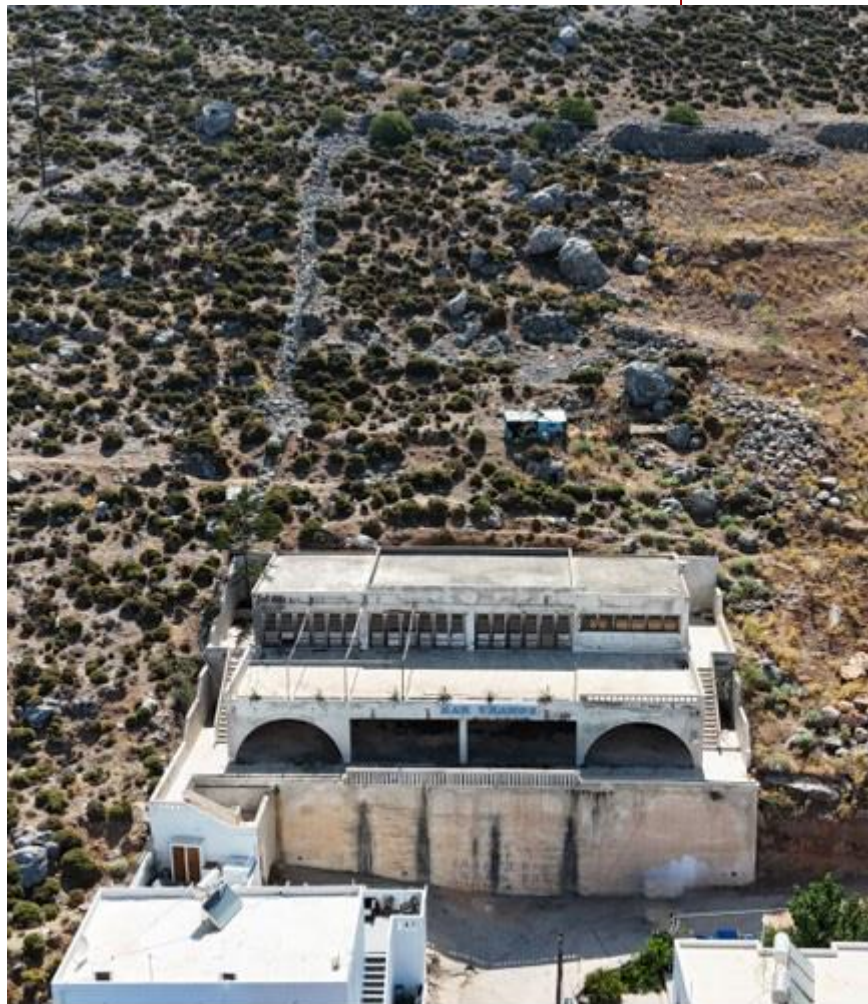
**4158.31 m<sup>2</sup>**

Existing structure:

**~180,00 m<sup>2</sup>**

Building Allowance:

**800,00 m<sup>2</sup>**



# Map Location





# Let's Talk

For more information about the project, availability, or to arrange a meeting, please use the details below.

A member of our team will be happy to assist you.

## Contact

### Main Office

Kalymnos, Pothia 85200

### Mail

[info.ininvestments@gmail.com](mailto:info.ininvestments@gmail.com)

### Phone Number

+30 6940755776

