

KASTELLA BAY

Athens





KASTLE
AT
SEA

Bay Athens

INTRODUCING

A PRIME COASTAL development.
with BREATHTAKING VIEWS.



With TIMELESS ARCHITECTURE, premium finishes
and an UNPARALLELED LOCATION.
KASTELLA BAY is not just a HOME...



IT'S A
STATEMENT
OF LUXURY

TIMELESS DESIGN ELEGANCE

Your Greek coastal lifestyle starts here.

Own a Piece of Greece's Iconic Coastline.

- ▣ Experience prestigious *seafront living* with breathtaking views just *steps from the shoreline*.
- ▣ These beautifully designed *move-in ready residences* offer *timeless luxury* in one of *Greece's most sought-after coastal locations*.
- ▣ With *high rental appeal* among global travelers and professionals, this is the *perfect investment* combining *exclusivity, long-term value*, and *European Residency*.





PIRAEUS

A VIBRANT MARITIME HUB WITH

ENDLESS

OPPORTUNITIES

Piraeus, Greece's dynamic port city, offers a unique blend of *coastal charm*, *city living* and *rich history*.

As the gateway to the Aegean, it boasts a *vibrant atmosphere*, excellent transport links, and a *emerging commercial scene*, making it an ideal destination for residents and investors alike.

Piraeus perfectly blends *outstanding sea views* with a *dynamic urban lifestyle*. From its *world-class marinas* and upscale *waterfront promenades* to its *thriving business* and *cultural scene*, the city offers a perfect balance of *tranquility* and *vibrancy*.

With easy connectivity to *Athens* and the *Greek islands*, Piraeus is an exceptional place to *live*, *work*, and *invest*.



PATIO STUDIO

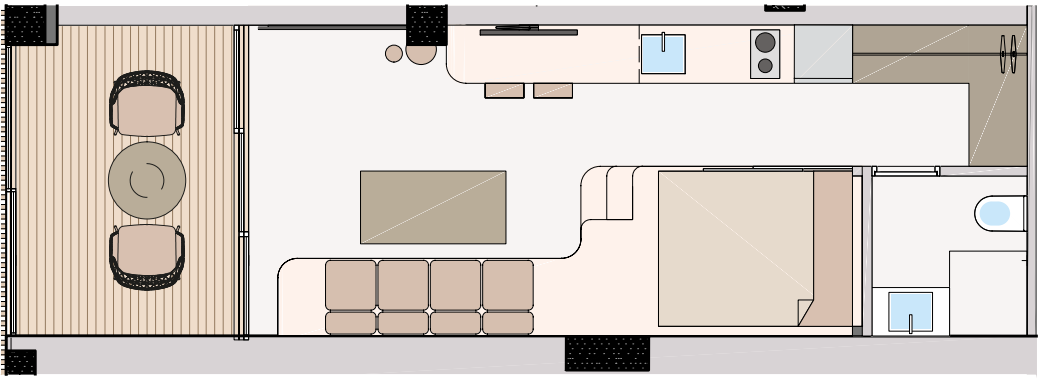
an intimate passage into timeless elegance







PATIO STUDIO



GARDEN STUDIO

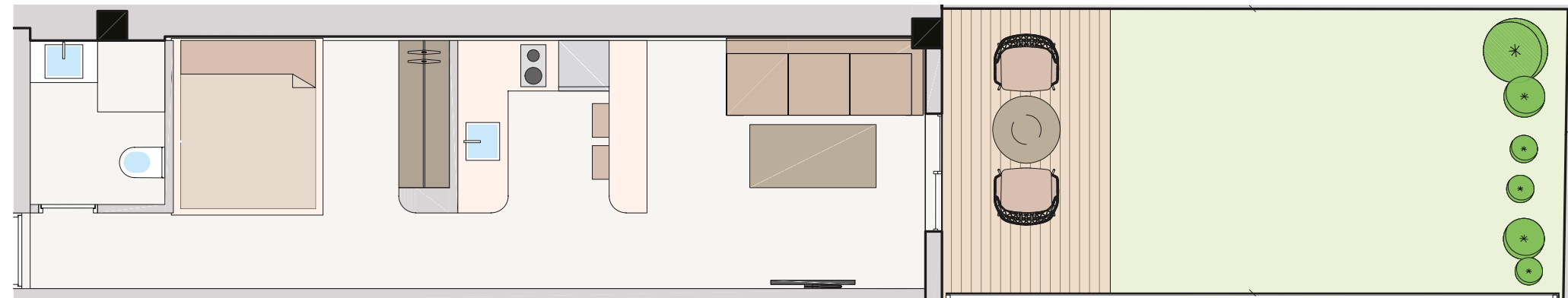
your private oasis, where nature and elegance embrace







GARDEN STUDIO



TERRACE STUDIO

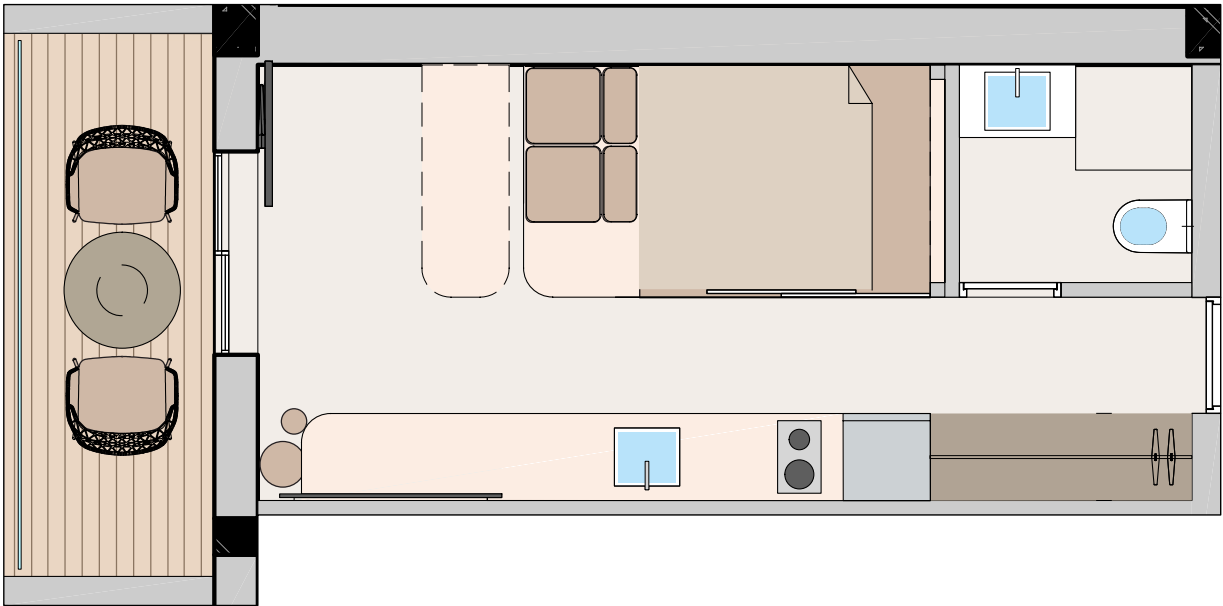
wake up to endless blue, where luxury meets the horizon







TERRACE STUDIO



PENTHOUSE

your private sanctuary above the infinity blue









PENTHOUSE



THE ROOFTOP TERRACE

Tranquility Above, Infinity Beyond

A Sky-High Sanctuary surrounded by a never-ending blue.

Kastella's rooftop terrace is a *private oasis above the sea*.

A place to slow down, take in the views, and enjoy life at your own pace, capturing the *true essence of coastal living*.



PRIME REAL ESTATE & EUROPEAN RESIDENCY

WHAT IF
YOU COULD HAVE BOTH

THE INVESTMENT OPPORTUNITY

▣ *Invest in Prime Residential Real Estate in Greece*

A high-demand asset with strong potential for capital appreciation and consistent rental income

▣ *Strategic Location*

Situated in one of Greece's most desirable areas, combining lifestyle appeal with strong rental demand

▣ *Passive Investment, Attractive Returns*

Enjoy stable rental yields and long-term value growth — all with minimal involvement

▣ *Golden Visa Eligibility*

Qualify for EU residency with a minimum investment of 250,000

▣ *Family Residency Included*

Extend residency rights to your family — all under a single investment

▣ *Pathway to Permanent Residency*

Secure the right to live in Greece with the option to renew indefinitely

▣ *Visa-Free Access to the Schengen Zone*

Travel freely across 27 European countries with no additional visa requirements



FREEDOM
LIFESTYLE INVEST ABROAD
PRIME REAL ESTATE DIVERSIFY
DEMOCRACY
TOLERANT
FUN
DREAM
SHOPPING
HISTORY
HEALTHCARE
KASTELLA BAY
TRAVEL OPEN
SUN
SAFETY
LIVE WELCOMING
FRIENDS
HUMAN RIGHTS
ART
EQUALITY
MOBILITY
WELCOMING
EDUCATION
BEACH

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