

New-Build Residential Market of 2025

Attica - Supply

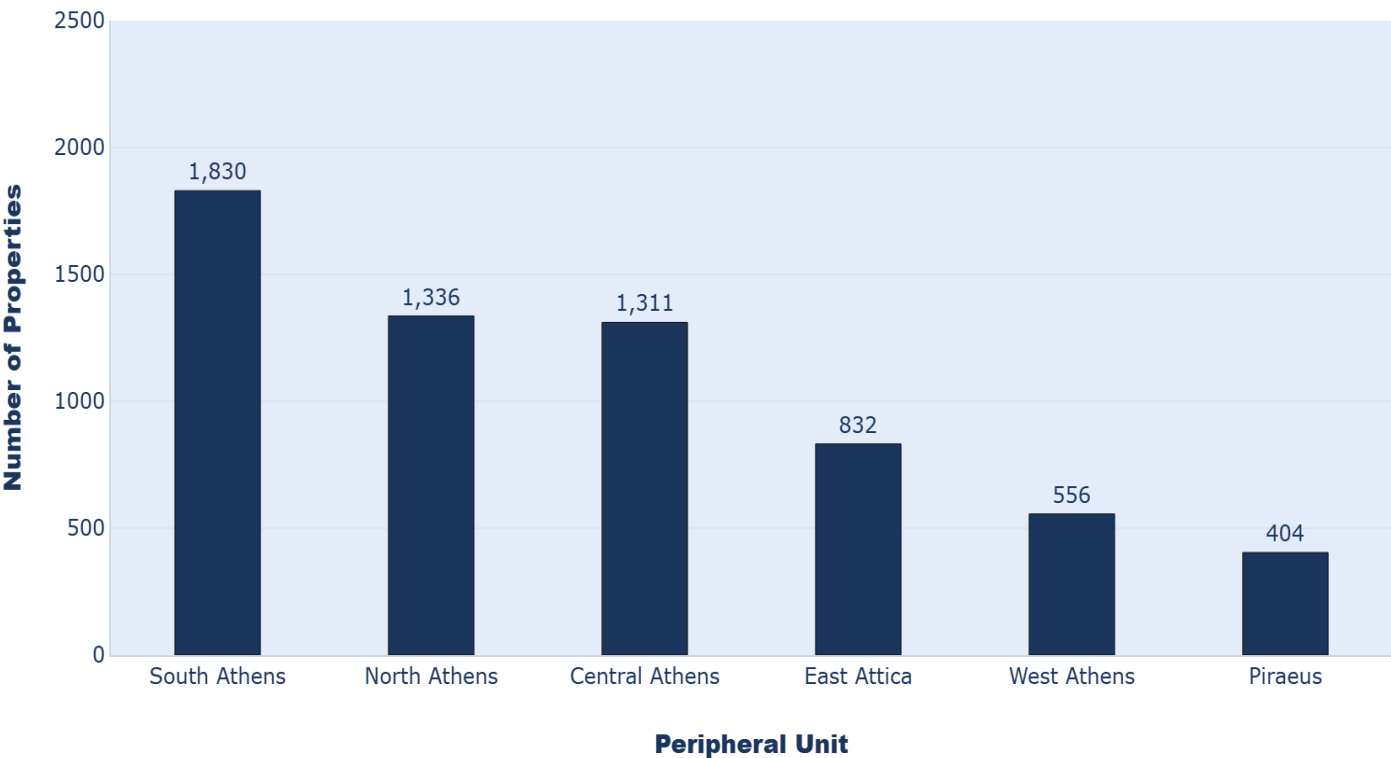
SOUTH ATHENS HOLDS

29.2%

of 2025 Builds of Attica.

There is a shift towards the South, with nearly one-third of Attica's new homes located in South Athens

Supply of Newly Built Residential Properties per Peripheral Unit – Attica



Filters: Price/m² 300€-10,000€, surface 20-400 m², construction year 2025, including apartments, maisonettes houses, excluding published auctions

Source: Market Listings
Data range: January 2025 - September 2025

New-Build Residential Market of 2025

South Athens - Supply

APARTMENTS HOLD

68.7%

of the Total New-Build Supply

Developers concentrate on
apartments and maisonettes,
while houses are absent

Supply of Newly Built Residential Properties per Type – South Athens



Filters: Price/m² 300€-10,000€, surface 20-400 m², construction year 2025, including apartments, maisonettes houses, excluding published auctions

Source: Market Listings
Data range: January 2025 - September 2025

New-Build Residential Market of 2025

South Athens - Supply

THE RANGE 76-125 m² HOLDS

50,4%

of the Total New-Build Supply

The market shows a clear tilt toward mid-sized homes, suitable for family households

Supply of Newly Built Residential Properties per Surface Band – South Athens



Filters: Price/m² 300€-10,000€, surface 20-400 m², construction year 2025, including apartments, maisonettes houses, excluding published auctions

Source: Market Listings
Data range: January 2025 - September 2025

New-Build Residential Market of 2025

South Athens - Municipal Supply

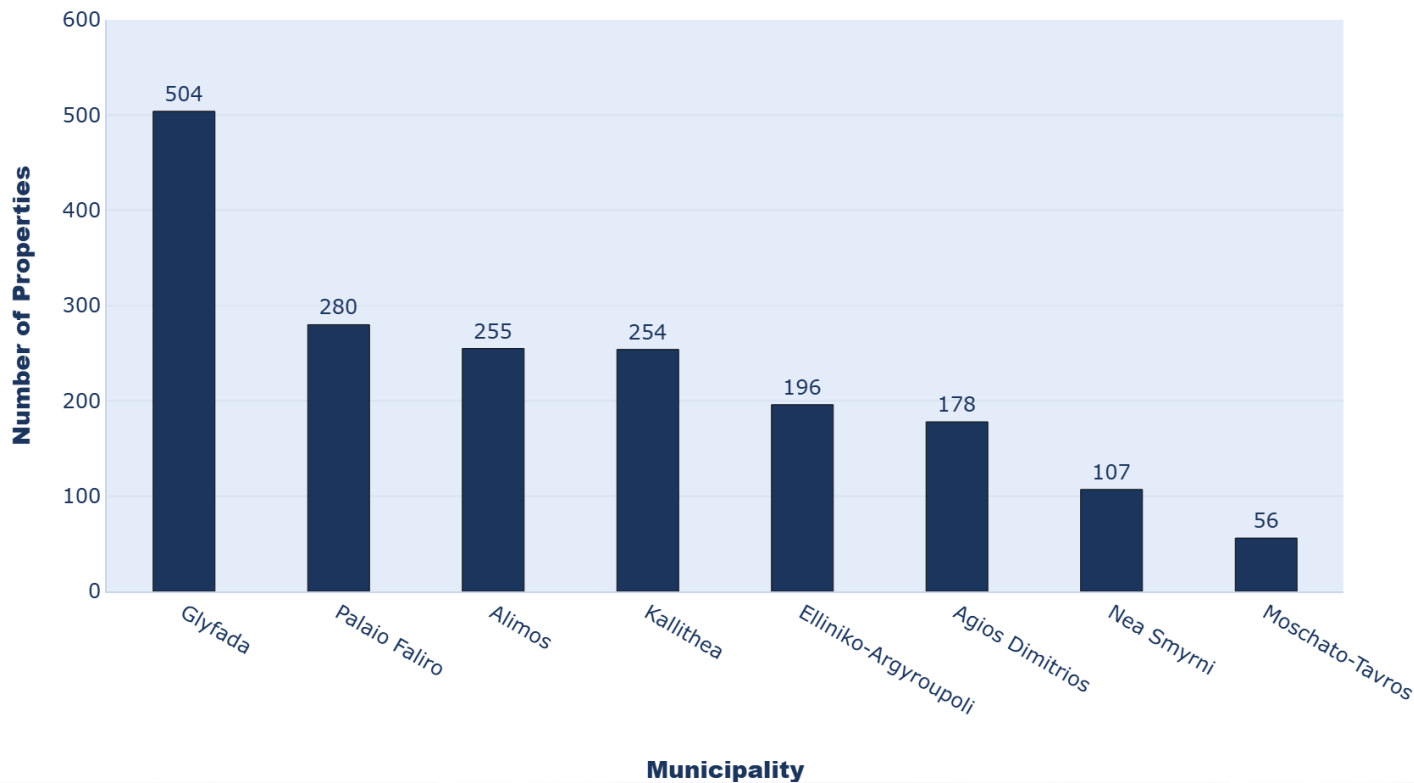
GLYFADA ACCOUNTS FOR

27.5%

of South Athens 2025 Builds

Glyfada has nearly twice as many new residential builds as any other municipality in South Athens.

Supply of Newly Built Residential Properties per Municipality – South Athens



Filters: Price/m² 300€-10,000€, surface 20-400 m², construction year 2025, including apartments, maisonettes houses, excluding published auctions

Source: Market Listings
Data range: January 2025 - September 2025

New-Build Residential Market of 2025

South Athens - Municipal Price (€/m²)

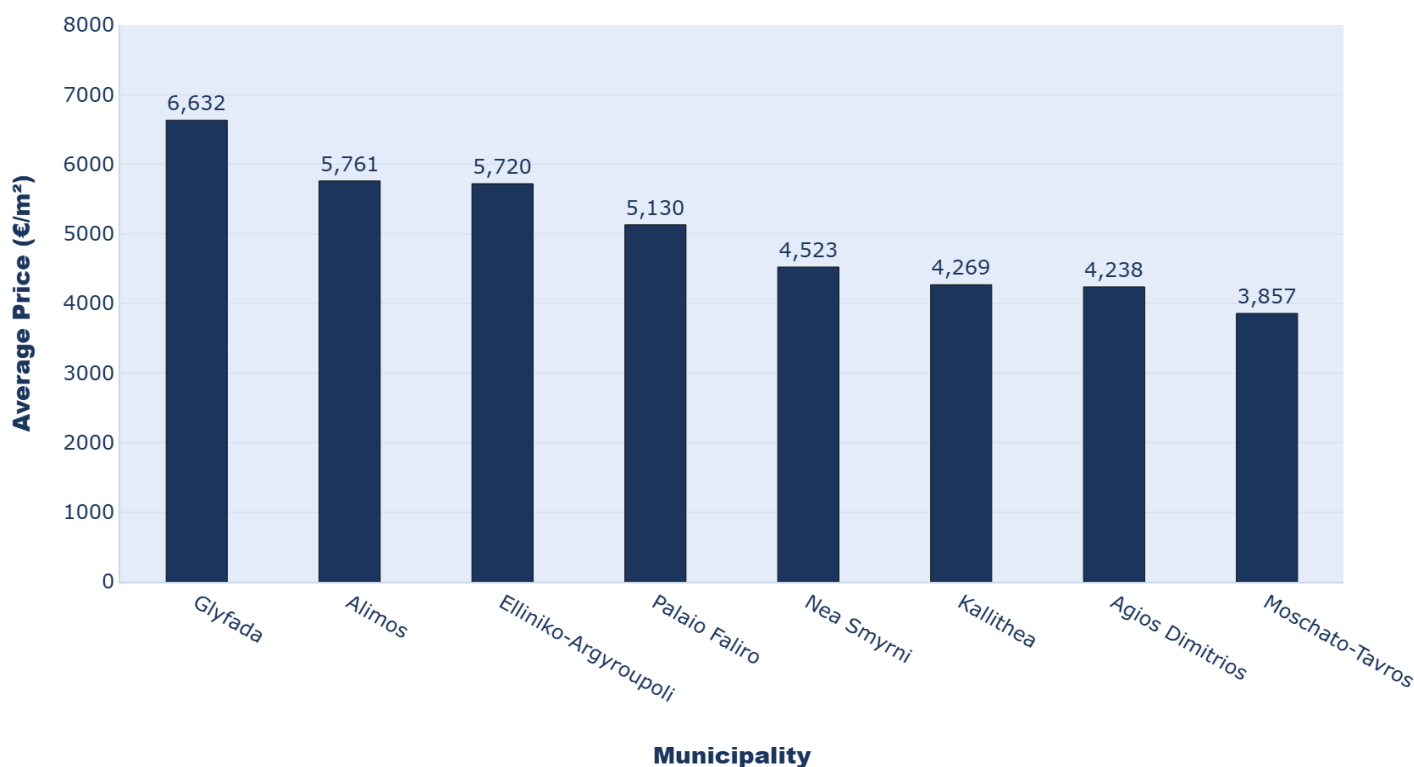
GLYFADA IS ON AVERAGE

58.2%

pricier per m² than Moschato

Municipalities located farther from the center generally exhibit higher price (€) per m².

Average Price of Newly Built Residential Properties per Municipality – South Athens



Filters: Price/m² 300€-10,000€, surface 20-400 m², construction year 2025, including apartments, maisonettes houses, excluding published auctions

Source: Market Listings
Data range: January 2025 - September 2025