

JOINT AGENCY



PART OF THE CBRE AFFILIATE NETWORK

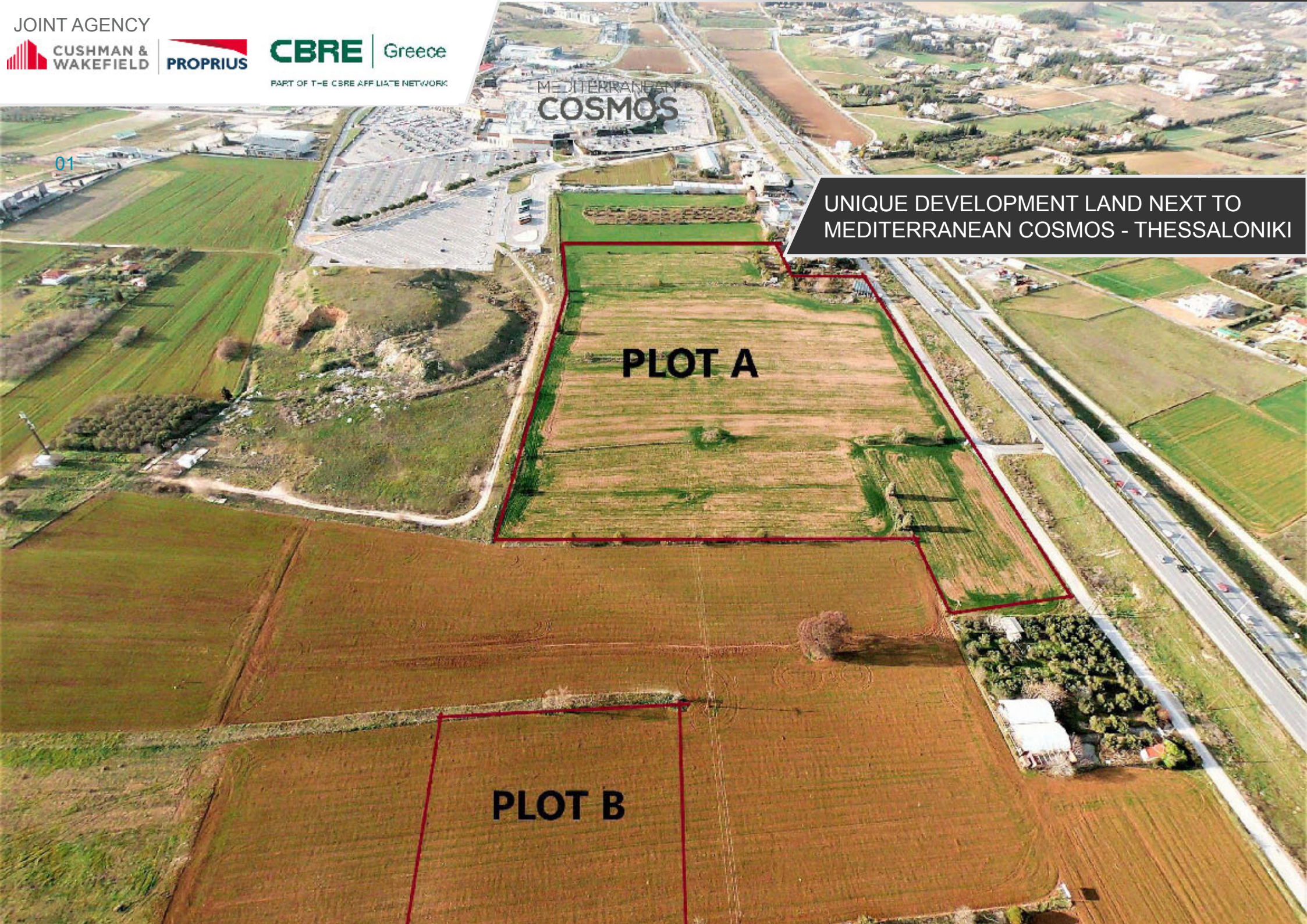
MEDITERRANEAN
COSMOS

01

UNIQUE DEVELOPMENT LAND NEXT TO
MEDITERRANEAN COSMOS - THESSALONIKI

PLOT A

PLOT B



JOINT AGENCY



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FOR SALE

UNIQUE DEVELOPMENT LAND NEXT TO MED COSMOS

THESSALONIKI



- Three plots of land 63,160.37 sq.m, 6,620.18 sq.m and 3,998.20 sqm.
- Catchment area of up to 1.8m residents, which doubles during peak tourism season.
- 5 min drive from the international airport 20 min drive to city centre.
- Defined permitted land-use is «Areas of controlled and restricted building – GB (PEPD-GB)».
- The main permitted uses are stand alone retail stores, department stores (shopping centers), Hypermarkets, Education, Sports & Tourist facilities, Hotels, Offices, Entertainment facilities.
- Good access to public transport links.
- Adjacent to Mediterranean Cosmos shopping centre and other retail and leisure parks, the Interbalkan Medical Center and a 5-star hotel.
- Major motorway artery with significant traffic volume and visibility.



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INDICATIVE BUILDING POTENTIAL OPPORTUNITIES			
USE	LAND PLOT	ALLOWED DEVELOPMENT(SQM)	ALLOWED COVERAGE(SQM)
Hypermarkets B.C. 0.20 and Coverage 0.20	A (62,718.83)	12,632.00	12,632.00
	B (6,620.18)	1,324.00	1,324.00
	C (3,998.20)	799.60	799.60
Retail, Shopping centres, Offices B.C. 0.20 and coverage 0.10	A (63,160)	12,632.00	6,316.00
	B (6,620)	1,324.00	662.00
	C (3,998)	799.60	399.80
Hotels 4* and 5* B.C 0.20 και coverage 0.20	A (63,160)	12,632.00	12,632.00
	B (6,620)	1,324.00	1,324.00
	C (3,998)	799.60	799.60
Hotels (other than 4* and 5*) B.C. 0.20 for first 50,000sqm 0.15 for rest 50,000sqm and coverage 0.20	A (63,160)	11,974.00	12,632.00
	B (6,620)	1,324.00	1,324.00
	C (3,998)	799.608*	799.60*

*to be further investigated



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