

Villa in Akrotiri, Santorini, Greece



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Beyond The Blue



"Today Is Your Day"



Infos

Bedrooms: 2

Bathrooms: 2

Garage: Yes

Year Built: 2007

Living Space: 112 sq.m.

Lot Size: 200 sq.m.

Energy Class: C

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PRICE: € 1,060,000

Heating System: Autonomous heating system (Current)

Levels: 3

Main House: 1 Living room, 2 Kitchens, Air condition, Attic, Playroom, Furnished,
Internal staircase

Outdoor Spaces: External Garden, Lot size: 200 m², Balcony

Daily Rental Price: 220-550.- Euro (67.000.- Euro income p.a.)

Orientation: North



Distances:

- Santorini Airport: 12km
 - Santorini Port: 8km
 - Thira: 12km
 - Akrotiri Archaeological Site: 2.4km
 - White Beach: 300m
 - Red Beach: 2.5km
 - Vlychada Beach: 6km
 - Perivolos Beach: 7km
 - Oia Village: 22km
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Expenses for real estate purchases in Greece

An additional amount of around ca. 10%-12% of the purchase price should cover the costs of:

Transfer Tax: 3.09%

Legal Fees: 1.5%

Public Notary Fees: 1.5%

Registration of Title Deed / Land/ Cadastral Registration office: 0,6%-1%

Technical Due Diligence: Expenses vary according to the complexity of the research and the value of the property

Estate Agent Fees: 3%all + VAT

all + VAT

Income tax scale (rental)

up to € 12,000 the tax rate is 15%

from €12,001 to € 35,000 tax rate is 35%

and from € 35,001 and upwards the rate is 45%

Different tax rates apply to companies!



Greece Real Residential Property Price Index

Greece Real Residential Property Price Index 2017 - 2020 | Quarterly | 2010=100 | Bank for International

Greece's Real Residential Property Price Index was reported at 70.702 2010=100 in Mar 2020. This records an increase from the previous number of 68.478 2010=100 for Dec 2019. Greece's Real Residential Property Price Index data is updated quarterly, averaging 74.468 2010=100 from Mar 2006 to Mar 2020, with 57 observations. The data reached an all-time high of 119.533 2010=100 in Sep 2007 and a record low of 62.130 2010=100 in Jun 2017. Greece's Real Residential Property Price Index data remains active status in CEIC and is reported by Bank for International Settlements. The data is categorized under World Trend Plus's Association: Property Sector – Table RK.BIS.RPPI: Real Residential Property Price Index: 2010=100: Quarterly.

5 STEPS TO BUYING

PROPERTY IN GREECE

This buying guide is intended to help you understand the buying process in Greece, which may be different to the procedure in your home country. It covers the basic essentials, including financing the purchase and the costs associated with buying a Greek property. EU nationals can buy property freely in Greece and are treated as citizens. Other countries may find that some restrictions apply.

STEP 1

Register a tax number

STEP 2

Hire a lawyer

STEP 3

Select the property

STEP 4

Due diligence

STEP 5

Notary conducts the contract

“PROVIDE FREEDOM OF MOVEMENT TO YOUR FAMILY”

BENEFITS OF THE GREEK GOLDEN VISA PROGRAM!

Greek Residence Permit Visa to non-EU Nationals with the purchase of Property with minimum value.€ 250,000.00 Greek Golden Visa offers your family the freedom to live legally in the EU and to travel with ease. It provides access to excellent education and healthcare system, or simply offers an insurance policy for an uncertain future. Our partners are an expert in their field and has an extensive area of specific skills. We collaborate and solve issues and provide sound recommendations in English, Arab, German, Turkish, French, Indian, Chinese and Greek language.

Meet our Board



**ATHANASIOS
VEZAKIADIS**

R. E. Investment Analyst
& Broker



**IOANNIS
VEZAKIADIS**

Operation Manager



**NIKOLAOS
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Marketing Manager

Let's talk about your investment!

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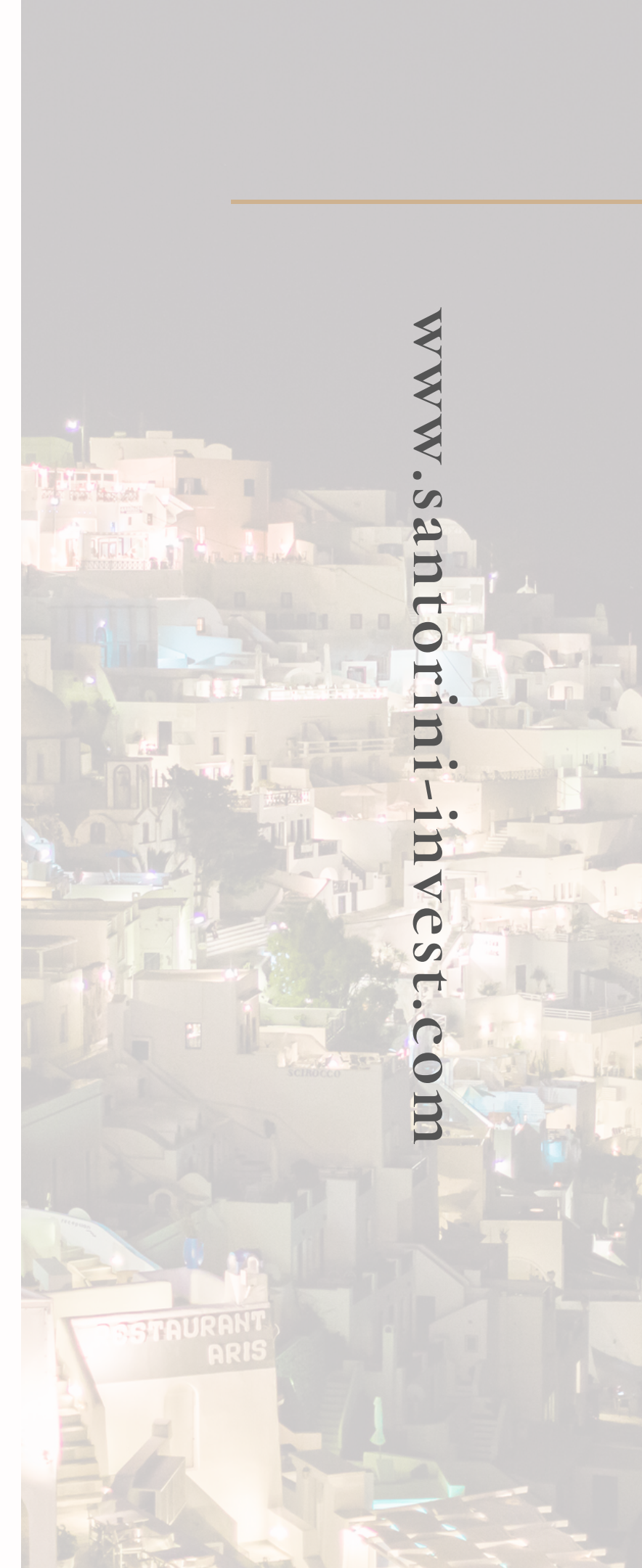


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Thank you!

LET'S START YOUR INVESTMENT JOURNEY.

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