

Kaliakatsos
& Associates, Co

architectural design & construction

Perigiali 3 Project



www.kaliakatsos.gr



Perigiali 3 project

This project is situated in Perigiali, at the eastern part of Lefkada island. It is in between Nydri village and to the main city of Lefkada. Build on a hill side it has magnificent, unobstructed view of the ionian sea and the islands of Madouri, Sparti and Skorprios.

Designed and build according to all Greek buildings codes and the newly Energy Efficiency code, with exterior system insulation, aluminium window and door systems with thermal breaks and grade A air-conditioning.

Three buildings, are constructed, all maisonettes. Available for sale are the maisonettes in buildings 4 and 6. They are completely autonomous, with their own outdoor space and are currently under construction.



Rendering of the project, buiding 4 on the left and building 6 to the right



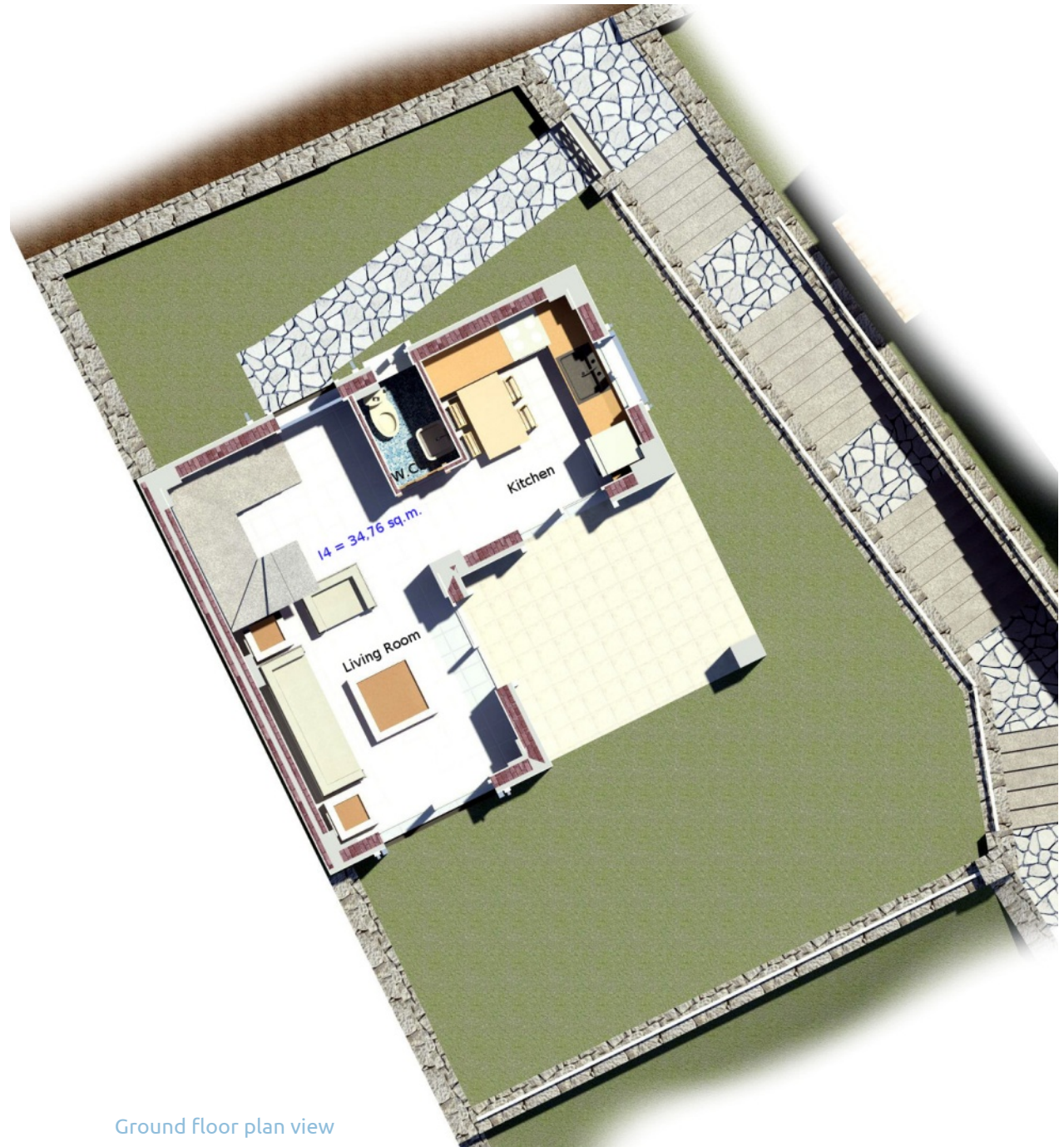
 **Kaliakatsos**
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Apartment I4+A4

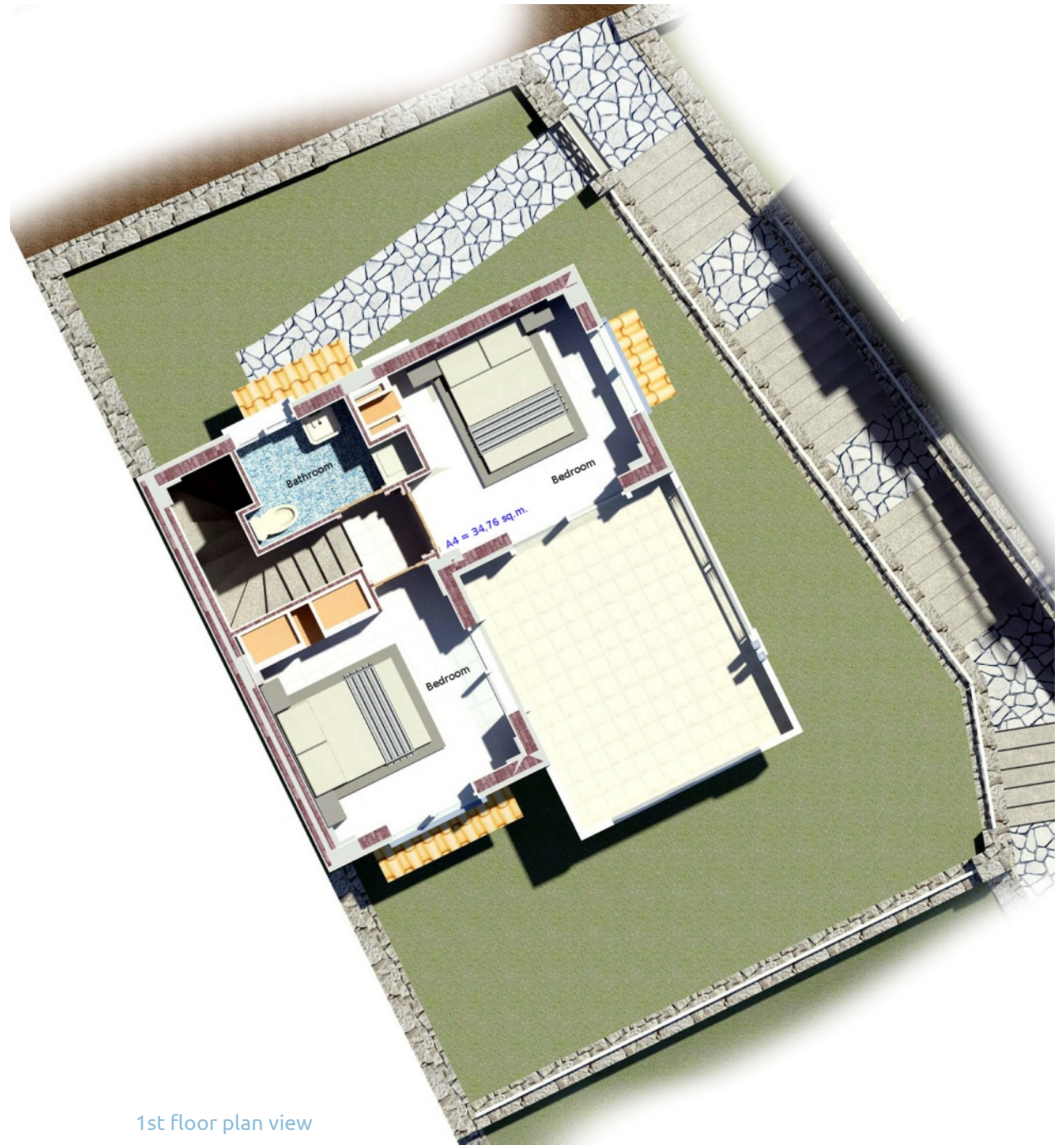
This maisonette (two-storey apartment) has a total area of 69,52m². On the ground floor there is a kitchen, living room and a W.C. On the first floor there are two more bedrooms and a bathroom.

The sea view is wonderful from the front yard or the 1st floor balcony.

Air-conditioning units are included in all major rooms.



Ground floor plan view



1st floor plan view

Apartment I6+A6

This maisonette (two-storey apartment) has a total area of 61,52m². On the ground floor there is a kitchen, living room and a W.C. On the first floor there are two more bedrooms and a bathroom.

The sea view is wonderful from the front yard or the 1st floor balcony.

Air-conditioning units are included in all major rooms.



Ground floor plan view



1st floor plan view



Info about Lefkada

Lefkada is a Greek island in the Ionian Sea on the west coast of Greece, connected to the mainland by a long causeway and floating bridge. The principal town of the island and seat of the municipality is Lefkada (city). It is situated on the northern part of the island, approximately 20 minutes by automobile away from Aktion National Airport. Twenty-four smaller islands are scattered around the island consisting of the municipality of Lefkada. This mini archipelagos, with a large variety of scenery, is a challenge for everyone to discover.

The island of Lefkada is prominent for its cultural heritage, archeological findings and architecture. It also has a unique natural beauty combining in harmony a wide biodiversity, highlands, coastal zones and beaches voted as the best in the mediterranean sea.



The eastern part of Lefkada is more serene, with highly developed tourist infrastructure. Its beaches and sea are quite, deep blue, usually windless and ideal for sailboating, taverns by the beach and watersports.

The western part of Lefkada is rough, majestic with steep geological faults and some of the most beautiful beaches on Europe.

The highlands have kept to a certain degree their agricultural identity. Beautiful villages, old churches and monasteries.

Lefkada seamlessly combines the picturesque, traditional with a modern note of living and all type of activities such as paragliding, kite surf, wind surf, sailing diving, riding e.t.c.





How to access Lefkada and available projects

By car: Lefkada is the only island which can be visited by car without ferry boats fares by using the floating bridge connecting the island with Akarnia. Buses offer daily services (5 hours) from and to Athens (378 km) and from to Thessaloniki (420 km), everyday bus services (5 hours).

The underwater tunnel of Preveza- Aktio create an easy access to the island from northwest Greece and the Port of Igoumenitsa (100 km) forming a great entrance gate from West and Central Europe

The operation of the bridge Rio Antirio makes easier the connection of the island with the rest of Greece and with the port of Piraeus (170 km) which is the second great entrance gate from Europe.

By plane: From Athens are performing daily flights from the international airport of Aktion (18km from the town of Lefkada) and from Thessalonica 2 flights weekly.

Also there are 2 connecting flights weekly with Crete (Sitia). From April until October, direct flights are performed from Aktion and Europe.

Connection of Lefkada's with the surrounding islands : From Nydri to Vassiliki you can find daily ferry boats services for Meganissi, Kefalonia (Fiskardo), Ithaka (Frikes). Also there are tours with tourist boats for all the surrounding island and beaches.



info and images from Prefecture of Lefkada, www.lefkada.gr



Available projects location map with indicative distances – times

| Project | Aktio airport | Lefkada town | Nudri village |
|-------------|------------------|------------------|-----------------|
| Perigiali 2 | 36 km 45 mins | 16 km 25 mins | 2,5km 5 mins |
| Perigiali 3 | 36 km 45 mins | 16 km 25 mins | 2,5km 5 mins |
| Argyros 1 | 31 km 40 mins | 11 km 20 mins | 5 km 6 mins |
| Argyros 4 | 31 km 40 mins | 11 km 20 mins | 5 km 6 mins |
| Aravanis | 28 km 35 mins | 9 km 16 mins | 9 km 12 mins |

