

RODON RESIDENCE



PROJECT
HERAKLION | 6 RODON ST.

 **GREEN**
Properties
MELAKIS
RESIDENTIAL DESIGN & CONSTRUCTION

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About Us

GREEN Properties – MELAKIS is the result of the synergy between MELAKIS & Associates S.A. and GREEN Properties in Crete. Both teams are well-established in the technical field and work together to propose the study and construction of residences with a green footprint.

The company specializes in design and construction of eco-friendly, green & smart home solutions **with A+ energy efficiency**, minimal design & high quality at exceptional prices.

The customer support extends from the early purchasing procedures to the on-time delivery of the property and even after sales services offering investment opportunities with guaranteed yield.

Aim is to continue to guide and assist its valued customers, ensuring timely results, through every step of the process.



Key Figures

Strong in - house Team of

278

Executives, Lawyers,
Civil Engineers, Architects,
Mechanical Engineers,
Decorators

49

Projects Currently
Under Development

39

New Projects
Under Licensing

140,000 m²

Of Buildable Space
Under Development

AA Credit Rating



On 19/10/2022 ICAP S.A. (Credit Rating Agency) proceeded to the award of credit rating **AA** to NOVA CONSTRUCTIONS S.A., classifying it at a low credit risk category.

Grant Thornton - Green Bond

According to the report of an independent auditor of Grant Thornton, the Green Bond Framework of NOVA Constructions, from 21/10/2021, implements best practices and procedures, in harmonization with the principles of issuing Green Bond published by the International Capital Market Association (ICMA) in June 2021.



GREEN Properties balance sheets are audited by PWC chartered accountants.

ESG

At NOVA Constructions, as part of our broader policy to support sustainability and responsible business, we faithfully adopt the ESG (Environmental, Social, Governance) philosophy, operating in full compliance with applicable national and European environmental legislation and demonstrating responsibility us towards the environment, society and corporate governance.

Awards



GREEN Properties was honored with the important Greek Business Champion award, from the awards-institution for the Greek business world, "Protagonists of the Greek Economy", which was organized for the 8th time on July 2023 by the Direction Business Network.

The awards are based on the official financial data of the companies as they are captured in their financial reports and are presented in detail in the luxurious 10th edition "The Strongest of the Greek Economy" by the Direction Business Network, which was recently released.



GREEN Properties received the official recognition by GOLDEN AWARDS® The Trophy™ in the category "Business Awards" with the following specific awards: «BUSINESS GROWTH AWARD», «CORPORATE SUSTAINABILITY AWARD» and «GREEN INNOVATION AWARD».

The GOLDEN AWARDS® The Trophy™ institution took place as a physical award ceremony at the pool of Politia Tennis in a glamorous atmosphere among top personalities on June 7, 2023. The committee of the institution's esteemed jury panel, operating with the strictest criteria and consisting of international personalities from Greece and England, judged positively our course in the professional and social field and awarded us the official award certificates of the GOLDEN AWARDS® The Trophy™, which enshrines an important milestone, expressed as an exemplary achievement of life. The Trophy is now in our hands and conveys its brilliance, through its gold mirror quality construction, sealing 2023 in a unique way!



The GOLDEN AWARDS® The Trophy™ institution sets conditions such as contribution to culture, sensitivity to the environment, sustainability, vision, ethos, social contribution, reputation, etc.



SUPERBRANDS
GREEN Properties was awarded the Superbrands 2021, in the "Construction - Real Estate Development" field. Superbrands Greece is part of a global institution represented in 91 countries, which evaluates and recognizes the top brands worldwide.

The elements that were evaluated and singled out the participation of GREEN Properties are all those that have "built" a relationship of trust and reliability with the people who have already chosen it for their new home: minimal aesthetics, certified energy efficiency A+, non-negotiable "green" identity and competitive prices.



TUV AUSTRIA EN ISO 45001: 2018

The Company implements a Quality Management System in accordance with the standard EN ISO 45001: 2018 for the Scope "Real Estate and Development of GREEN Properties".
ISO 45001 (Occupational Health and Safety)



TUV AUSTRIA EN ISO 14001: 2015

The Company implements a Quality Management System in accordance with the EN ISO 14001: 2015 standard for the Scope of Application "Development and Management of GREEN Properties".
ISO 14001 (Environmental Management System)



TUV AUSTRIA EN ISO 9001:2015

The Company implements a Quality Management System in accordance with the standard EN ISO 9001: 2015 for the Scope "Development and Management of GREEN Properties".
ISO 9001 (Quality Management System)



Project Rodon St., Heraklion

Property complex of minimal aesthetics in Heraklion city centre. In one of the most desirable areas in the centre of Heraklion, very close to the port and with a view towards the sea and the Venetian Walls, we created a residential complex that comes to make a difference.

In a privileged plot, equipped with permeability, excellent orientation and the strategic positioning of the property, which is based on the exploitation of the view towards the sea, this project stands out due to its minimal aesthetics and dynamic design.

The central idea of the composition was the design of two buildings, in order to ensure that the best lighting and ventilation are achieved. The creation of a space between the two buildings, gave the opportunity to utilise the orientation. The two volumes are lifted and contrasted using a consistent architectural vocabulary, creating a continuous empty and full dialogue between them.

Neighborhood



Landscapes

Heraklion's landscape is a Mediterranean gem with a fusion of azure seas, historical landmarks, and natural wonders. It is also a place where the past and present coexist in perfect harmony. The Minoan Palace of Knossos, a short journey from Heraklion, stands as a captivating testament to the ancient civilization that once thrived on this island.



Entertainment

The town's historic charm is reflected in its museums, showcasing the interesting centuries of Cretan history. Additionally, Heraklion comes alive with a lively nightlife, featuring traditional tavernas, modern bars, and music venues where residents and visitors can enjoy the spirited atmosphere. The town hosts cultural events, festivals, and art exhibitions, contributing to a sense of community engagement. For those seeking outdoor activities, Heraklion provides well-maintained parks and recreational spaces, ensuring that residents have ample opportunities for leisure and relaxation.



Public Services and Facilities

Heraklion, the capital and largest city of Crete is renowned not only for its rich history and vibrant culture but also for its well-developed public services and facilities that cater to the diverse needs of its residents. In addition, well-maintained roads and transportation hubs ensure easy accessibility, whether for daily commuting or exploring the city's cultural and recreational offerings.

Location

The vibrant city of Heraklion in Crete presents an exceptional choice for those seeking a perfect blend of cultural richness and contemporary living. Along the northern coast, Heraklion offers a picturesque setting with its azure waters of the Aegean Sea. This location provides easy access to historical landmarks, inviting residents to explore the city's fascinating past.

Indicative locations and their distance from the property:

- | | |
|--|---------------------------------|
| 1. Your home (Rodon 6) | 7. Park (Georgiadis) (270m) |
| 2. Supermarket (60m) | 8. ATM (270m) |
| 3. 24 th & 31 st elementary school (75m) | 9. Elta Hellenic Post (285m) |
| 4. Gym (100m) | 10. Square (Eleftherias) (550m) |
| 5. Pharmacy (110m) | 11. Cinema - Theatre (670m) |
| 6. Bakery (130m) | 12. City planning (750m) |





MINIMAL DESIGN

Minimalist design is about prioritizing the essential: natural light, environmental consciousness, timeless aesthetics, reliability and long term functionality.



TIMELESS AESTHETICS

Timeless aesthetics is about subtle lines, adaptability, and outlasting trends. Design stripped to its core function, realized using limited materials, neutral colors, simple forms, and avoiding extravagances to achieve a pure form of elegance.

Apartment Features

A+ Energy Efficient Buildings

We offer apartments rated in energy class A+, equipped with autonomous heat pumps, solar panels, thermal facades, and solar water heaters, for energy savings of up to 70%!



Minimal Design

Minimal design is about prioritizing the essential. Less frame, endless view, natural light, environmental consciousness, natural colors and timeless aesthetics.



Thermal Facade

10 cm throughout the outer shell of the building.



Solar Powered Buildings

Our projects are equipped with solar panels producing electricity to be used on common areas, elevators, parking etc.



Latest Technology Lighting

Our buildings are equipped with the latest technology LED lighting, photocells, motion detectors and timers for maximum energy savings.



Large Openings

Our apartments are equipped with large openings to maximize the view and allow plenty of natural light to enter the property.



Underground Parking Facilities

Our buildings feature underground parking facilities in order to provide cover for the vehicles and protect them from damages.



Project Features

-  Property with A+ energy rating
-  Sea view
-  Large glass terraces
-  Armored door in every apartment
-  Autonomous cooling-heat pump
-  New technology LED lighting
-  Photovoltaic systems with net metering services
-  Thermal insulation to minimise energy loss
-  Smart home
-  Solar Water Heater
-  Automatic lighting system
-  Fully installed alarm system & fire safety
-  Car lift to access the underground parking



Green Identity

The green philosophy that our company follows, can be found in all our projects. Energy efficiency is improved, by taking advantage of all property orientations for natural light and installing a photovoltaic system with net metering for shared power. Additionally, the installation of 10cm thick thermal façade throughout the property's outer shell and the use of energy-efficient aluminum frames contribute to reducing energy loss and minimizing the environmental footprint.



Smart Home

Experience the ultimate comfort, convenience, and efficiency with Smart Home, allowing you to effortlessly manage all smart devices remotely. Moreover, sustainability takes center stage, as you gain complete control over energy consumption, ensuring a more environmentally-friendly and energy-efficient home.

Step into the future of living with Smart Home, where cutting-edge technology and eco-consciousness combine to offer you a truly extraordinary lifestyle.





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