

# Rare Investment Opportunity

427 SQM AVAILABLE

## Medieval quarter Rhodes town

33-35 Aristotelous & K. Rodiou str



CUSHMAN &  
WAKEFIELD



PROPRIUS



Medieval quarter  
Rhodes town

2.300.000€

## Property Description

It is part of a unique building, in the most central part of Aristotelous pedestrian street in the Medieval quarter of Rhodes town. Surrounded by 2.4 miles of medieval walls, this part of the town is a historic UNESCO World Heritage Site. Situated Between two main squares, Hippocrates and Jewish Martyrs, the area attracts high tourist traffic. Aristolelous str leads to the Jewish district and Panagia Horas, the largest church in Rhodes. The asset under sale is part of a stone-built listed building covering a total surface of 427 sq,m with the exclusive use of 335 sq.m private yard at the back of the plot planted with bougainvilleas. It offers great views of Medieval Walls of the town and the harbor. The asset was previously occupied by Alexis – 4 Seasons, well known restaurant. The Midieval walls of the Town pass through the property and can be admired sitting in the two level yard.

*427 sqm space formerly operating as a restaurant, ideal for retail or hospitality use.*

# Surfaces

Level	Use	Size (sqm)
✓ 1 <sup>st</sup> Basement	Auxiliary areas, toilets	42
✓ Ground level	Entrance, Restaurant	192
✓ 1 <sup>st</sup> Floor	Open space	193

## Investment Highlights

1. One of the very few available assets of that size in the Old Town of Rhodes
2. Asset of archaeological interest ideal for repositioning as an F&B venue, fashion retail or hospitality
3. Rhodes Airport marked the largest increase (17 %), handling a total of 875,716 arrivals in the first five months of 2023 with an 8.2% rise in the number of flights



# Location Map

**1** Hippokrates square

**2** Jewish Martyr Square

**3** Archaeological museum of Rhodes

**4** Ruins | St John Of The Collachio

**5** Palace of the Grand Master of the Knights of Rhodes

**6** Our Lady of the Castle

**7** Bastion Del Carretto

**8** Sea Gate

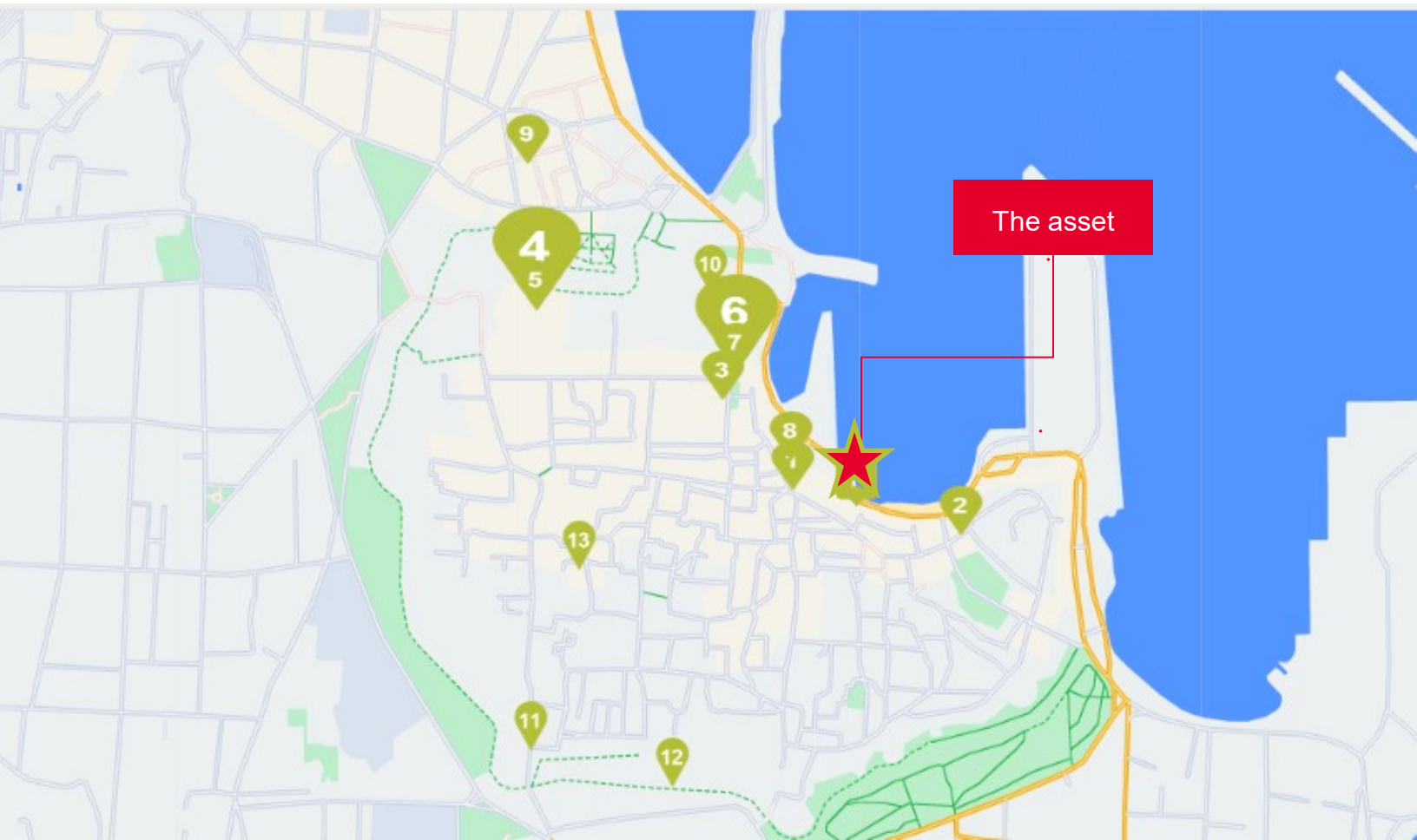
**9** D' Amboise Gate

**10** Municipal Art Gallery of Rhodes

**11** Saint Athanasios Gate

**12** Medieval Town Moat

**13** Yen Hammam



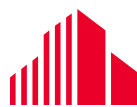


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