



September 2013



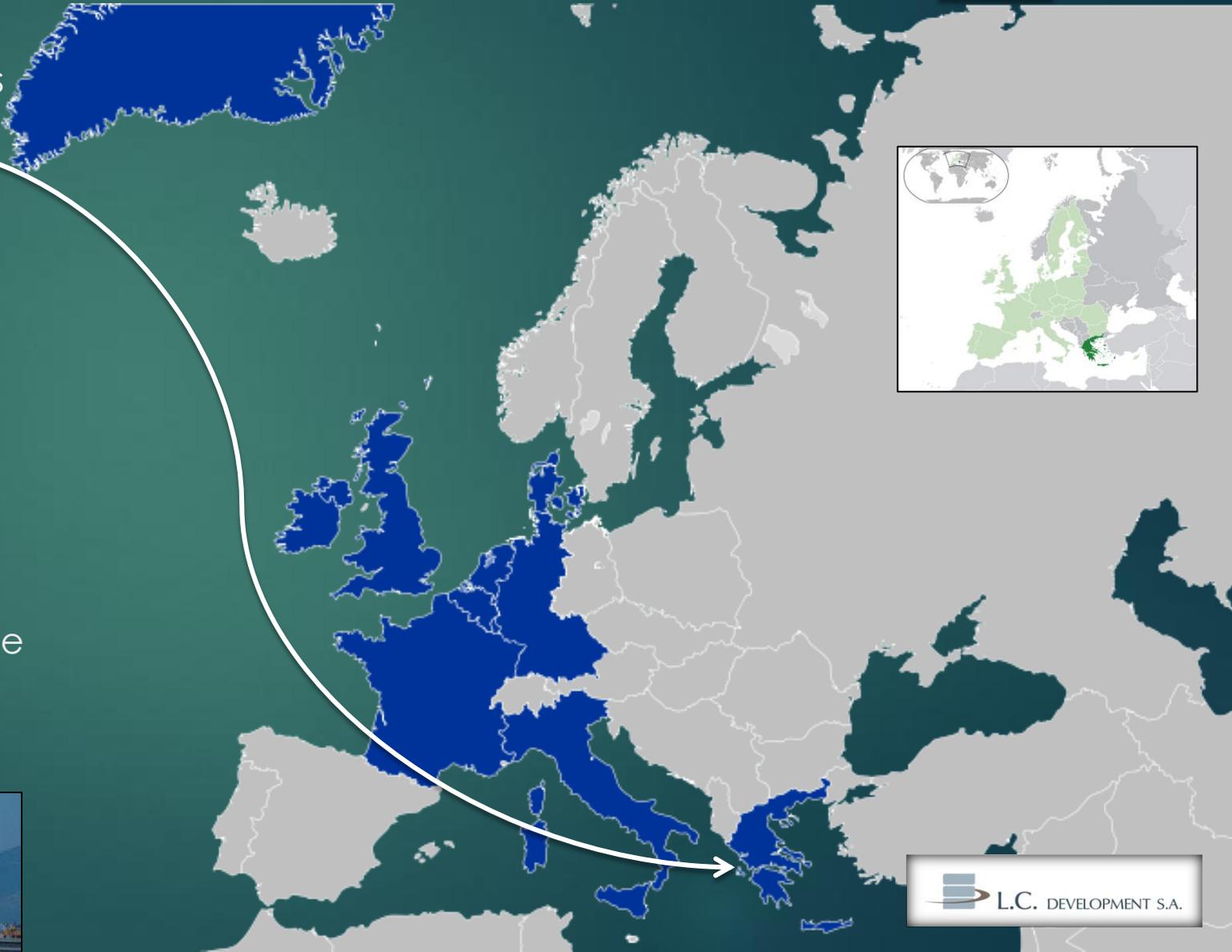
# P. Tsigaridis

GROUP OF COMPANIES

- L. C. Development SA
- TEP SA
- Rets Energy SA
- Domiki Peloponissou SA
- Oikoependitiki Attica SA
- Oikoependitiki Kalamata SA
- Domiki Ependitiki SA
- Perieleusis Akinita SA

# Introduction to Greece

- **Greece** is found in the continent of **Europe** and is one of the first members of the **European Union** (since 1981).
- Its surface is **132.000 sq.km.** and its population is approximately **11 mil.**
- **Athens** is the capital of Greece with population of more than **4 mil.**
- It has a long and rich history during which it created great cultural influence on three continents.
- **Democracy** and **philosophy** were born in Greece. It is also the birth place of the **Olympic games**, the art of **tragedy** and **comedy**.



# Located in Athens “Eleftherios Venizelos” International Airport



- a modern airport with serves up to **15 mil. Passengers** per year and which
- there are more than **180.000 flights** per year
- **our properties** are located approximately in 100 km / 70 min. from the airport

The **Greek Parliament in Athens** center is the heart of the political life of the country. It is also a building in which many important agreements have been signed that shaped modern Greek reality.

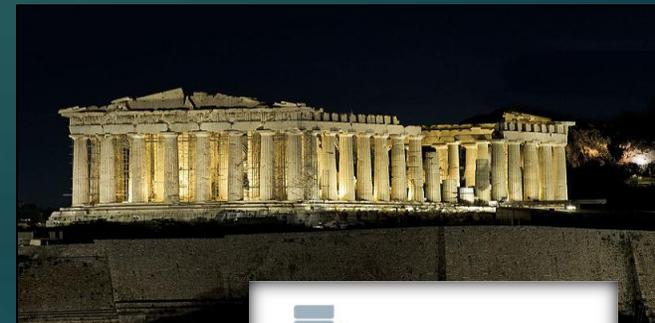
Its main role is to defend **institutions and laws**.



Some of the most important **archeological sites** in Europe with millions of visitors each year are found in Greece.



Parthenon, Acropolis



In Greece we will also find **universities** with many years of operation, some of which have been established high standard and are among the choices of students from around the world.

- National Kapodistrian University
- National Metsovio Polytechnic
- Athens University of Economics
- Academy of fine arts



- The growth of **tourism in Greece** especially in recent years led to the development of many hotels of graded luxury across the country.
- That allow daily trips to beautiful destinations.
- Our company's **properties are ideally located** for tourism both **summer and winter** destinations.



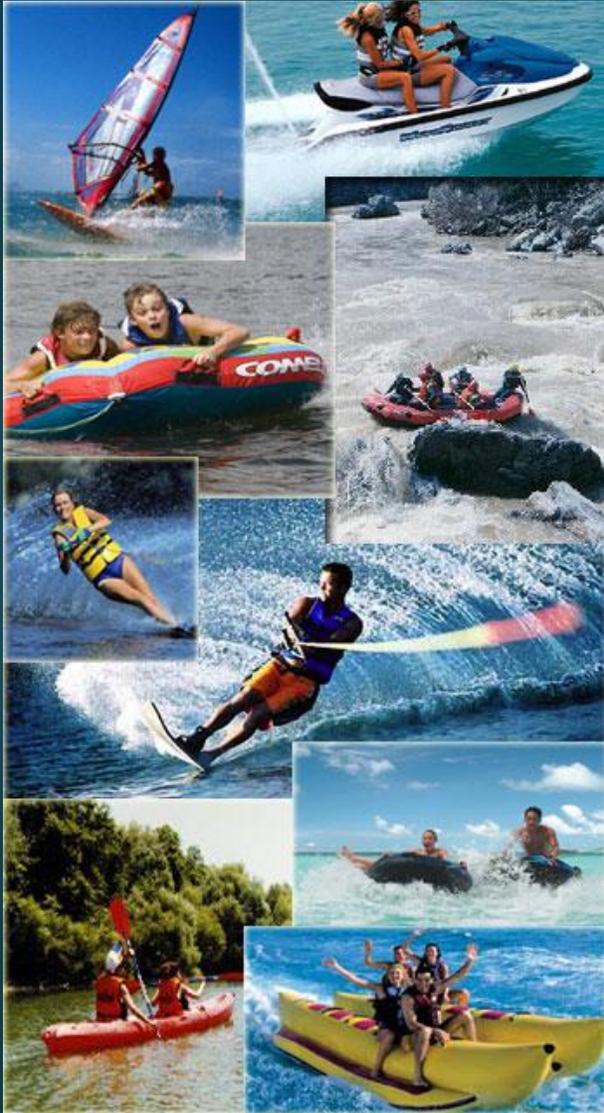
Our company's properties in Corinth (Peloponnese) are located very close to large Casinos such as the **Casino of Loutraki**, that attracts people from all over Greece together with visitors from abroad.

It is located only **20 min. away** from our properties in Xylokastro and Melissi in particular as well as many other of our projects.



Some of the most **beautiful beaches in Europe** are located in southern Greece. Attracting millions of people from all around the world. In our properties visitors can find **blue flag award**, of purity and organization, beaches

Many choices for sea sports you can also find in the **local sea club municipal**.



# Group Profile

- ▶ The business activity of Mr. Tsigaridis group of companies, started in 1975 concentrating on the construction field. Today the group is a major player of the energy sector too.
- ▶ After more than 35 years of continuous anodic progress the business group consists of 8 companies that cover the whole range of services and activities essential to the development of land and estates.
- ▶ Operating as a developer, the group can show up today more than 200.000 sq. m. of completed projects, about 35.000 sq. m. of projects in progress whereas in the next 3 years is going to construct more than 80.000 sq. m. of projects .
- ▶ The business activity expands on all over Greece and pertains to the development of:
  - ▶ Residential Complexes
  - ▶ Vacation Residential Complexes
  - ▶ Commercial Centers of chain stores support
  - ▶ Shopping centers
- ▶ The combination of the perennial experience the very good cognition of the Greek market and the expansion outboards, has enabled the Group to contract tactical deals for the stores development of well known commercial chains.
- ▶ The Administrative and Organizing structure of the Group guarantee rapidity, flexibility and credibility, as far as the realization of the business activities and targets are concerned, as well as the satisfaction of the clients requirements.

# Athens, Greece



# Group projects *(indicative)*

## Developed projects



- West plaza Shopping center in Aspropyrgos Attica
- 6 Carrefour supermarkets in: Attica, Peloponnese
- 2 Sprider stores in Attica, Peloponnese
- 1 Alex Pak multi store in Attica
- 2 Lidl supermarket in Peloponnese
- More than 30.000 sq.m. of completed projects in Attica
- More than 25.000 sq.m. of completed sea side residential complexes

etc

## Projects in progress



- Outlet stores in Kalamata Mesinia
- KTEL complex in Aigio Aigialia
- Lidl super market in Aigio Aigialia

## To be developed



- Aigio Shopping Center in Aigio Aigialia
- Commercial Park in Elefsina Attica
- Logistic Park in Elefsina Attica
- Beach Apartments in Lygia
- Residential apartments and villas by the sea in Peloponnese

Please find below photos regarding the projects

# Property location



The company dynamics is largely based on the height value of self owned properties in exceptional location through the Greek vicinity



# Xylokastro Korinthos



# Kiato, Korinthos



A modern **hospital** (20 min. distance) as well as a Health Center (3 km distance) are found near our properties.

# Kalamata, Peloponnese



# Developed projects

## Commercial projects

- ▶ Shopping Center West Plaza (Aspropyrgos Attica)
- ▶ Carrefour Marinopoulos (Xylokastro Korinthos)
- ▶ Carrefour Marinopoylos (Kiato Korinthos)
- ▶ Carrefour Marinopoulos (Kalamata Messinia)
- ▶ Carrefour Marinopoulos (Assos Korinthos)
- ▶ Sprider Stores (Kalamata Messinia)
- ▶ Supermarket LIDL (Xylokastro Korinthia)

## Residential projects

- ▶ Complex of 126 residence (Xylokastro Korinthos)
- ▶ Complex of 18 villas (Melissi Korinthos)
- ▶ Complex of 30 Maisonettes (Diminio Korinthos)
- ▶ Apartments (Kiato Korinthos)
- ▶ Constructions (Korydallos Attica)
- ▶ Constructions (Politeia Attica)



# Commercial projects *(Developed)*



## ► West plaza

The shopping center of western suburbs

It is located in the Aspropyrgos area

With easy access from the Attica road and the national highway

Next to the Elefsina area and the port

*More details can be found both in our web page and the specific presentation*

# Shopping center West plaza



Facade of  
the building:



# Shopping center West plaza



Facade of the building:



## Indicative developed commercial projects



### Xylokastro, Korinthos

Champion Marinopoulos, Super Market 1.400 sq. m., total building surface 5.200 sq. m.



### Kiato, Korinthos

Champion Marinopoulos Super-Market 1.800 sq. m., total building surface 2.500 sq. m.

*More details can be found both in our web page and the specific presentation*

# Carrefour Marinopoulos Xylokastro

Facade of  
the building:



# Sprider stores, Kalamata

Facade of  
the building:



# Residential projects *(Developed)*



## **Xylokastro, Korinthos**

Residential complex by the sea of 126 apartments, of a total surface of 10.000 sq. m.

## **Melissi, Korinthos**

Residential complex by the sea of 18 maisonettes, of a total surface of 2.000 sq. m.



*More details can be found both in our web page and the specific presentation*

# Residential complex by the sea in Xylokastro

View of the building:



# Residential complex by the sea in Xylokastro

View of the building:



# Residential complex by the sea in Melissi

View of the building:



# Residential complex by the sea in Melissi

View of the inside:



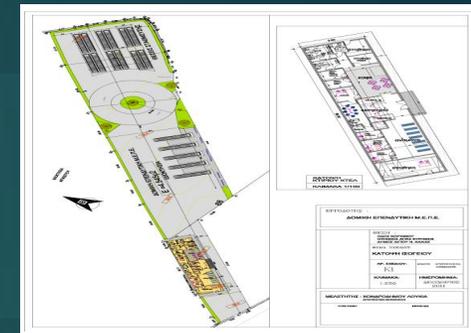
# Projects in progress

## Commercial projects

- ▶ Construction of buss station KTEL (Aigio Aigialeias)
- ▶ Construction of Supermarket Lidl (Aigio Aigialeias)
- ▶ Construction of Outlet stores ( Kalamata Messinias)

## Residential projects

- ▶ Licensing 12 villas (Melissi Korinthos)
- ▶ Reconstruction of apartments (Kiato Korinthos)



# Commercial projects *(in progress)*



## ► Outlet Kalamata

The existing building is appropriate for either an outlet store or a super market chain

The location is privileged for both of the above kinds of business

*More details can be found both in our web page and the specific presentation*

# Property in Kalamata

View of the building:



# Indicative developed commercial projects

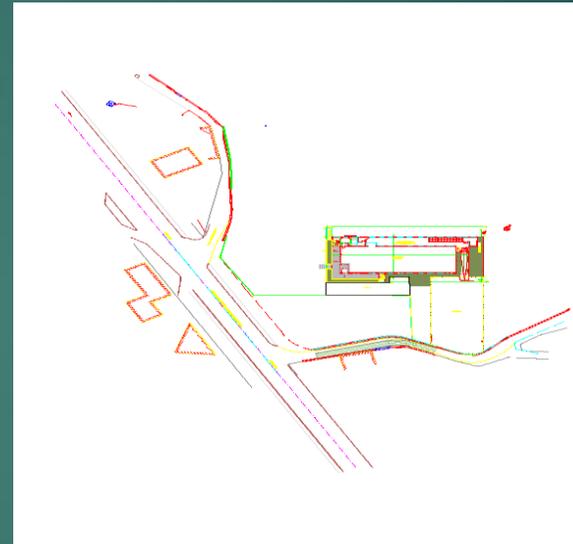
## Buss station KTEL Aigio



- 4.545 sq. m. Plot of land
- 300 sq. m. building structure
- Up to 5 parking spaces



## Lidl Aigio



- 2.500 sq. m. Plot of land
- 1.500 sq. m. building structure
- Up to 50 parking spaces



More details can be found both in our web page and the specific presentation

# Residential projects *(in progress)*



## **Melissi, Korinthos**

Residential complex of apartments by the sea of 30 luxurious maisonettes, of a total surface of - 3.500 sq. m.

## **Lygia, Korinthos**

Residential complex of luxurious apartments by the sea, of a total surface of - 12.000 sq. m.



*More details can be found both in our web page and the specific presentation*

# Residential complex by the sea in Melissi

View of the building:



# Residential complex by the sea in Melissi

View of the building:



# Residential complex by the sea in Lygia



View of the building:



# Projects to be developed

## Commercial projects

- ▶ Logistic Park (Eleusina Attica)
- ▶ Commercial Park (Eleusina Attica)
- ▶ Shopping center (Aigio Aigialeias)
- ▶ Commercial Park (Veroia Imathias)
- ▶ Supermarket Sklavenitis (Kiato Korinthos)

## Residential projects

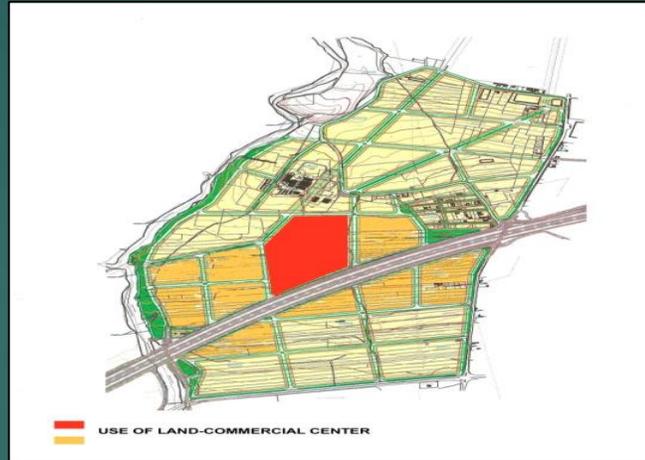
- ▶ Complex of 60 apartments (Xylokastro Korinthos)
- ▶ Complex of 80 villas (Melissi Korinthos)
- ▶ Complex of 60 apartments (Lygia Korinthos)
- ▶ Complex of 26 villas (Diminio Korinthos)



# Commercial projects *(to be developed)*

## Commercial Park Elefsina

- 1 block
- 117 acres plot of land
- 57.000 sq. m. stores
- 66 mil. € budget



## Logistic Park Elefsina



- 133 acres plot of land
- 42.000 sq. m. stores
- More than 100 buildings
- Hotel unit
- 46 mil. € budget

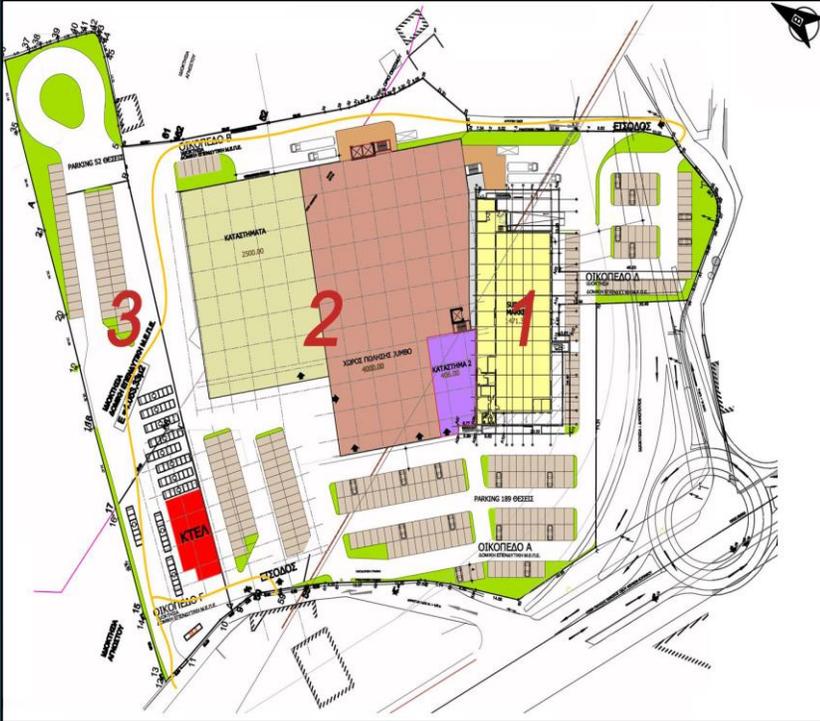


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# Logistic Park in Elefsina

View of the building:



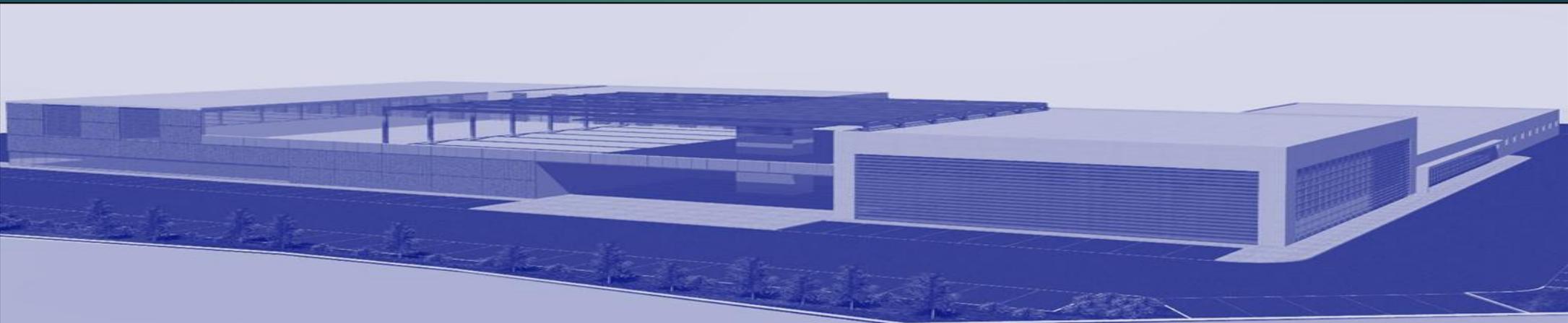


## Shopping center Aigio

The plot of land is of 26.664,41 sq. m.

Appropriate for a multistore center.

It is located at the Aigio exit of the national road of Athens to Patra.



More details can be found both in our web page and the specific presentation

# Shopping center in Aigio

View of the  
building:



# Residential projects *(to be developed)*



## Diminio Korinthos

- 26 maisonettes by the sea
- 88 to 110 sq. m.
- 28 private parking spaces



More details can be found both in our web page and the specific presentation



1.

## Xylokastro Korinthos

- 43 apartments by the sea
- 53 to 93 sq. m.
- 1 to 3 bedrooms



# Residential apartments by the sea in Diminio



View of the building:

# Residential apartments by the sea in Diminio

View of the building:



# Residential apartments by the sea in Xylokastro

View of the building:



1.

# Group structure and services

## ▶ Development Department:

- ▶ Marketing research
- ▶ Estates research
- ▶ Estates evaluation
- ▶ Appropriateness technical research
- ▶ Financial negotiations

## ▶ Commercial Department:

- ▶ Development proposal plans
- ▶ Budget compilation
- ▶ Sales promotion – Contact with prospective clients
- ▶ Commercial deals

## ▶ Legal Support Department:

- ▶ Legal control
- ▶ Legal documents compilation

## ▶ Project Study Department:

- ▶ Architectural, Electro-Mechanical and Structural – Static study
- ▶ Environmental impact study
- ▶ Circulatory conjunction study
- ▶ Building license issuance
- ▶ Function license issuance

## ▶ Construction Department:

- ▶ Auction issues compilation
- ▶ Construction work modulation
- ▶ Construction supervision
- ▶ Construction survey

## ▶ Financial Department:

- ▶ Financial figures analyzing
- ▶ Project financing
- ▶ Financial management



# Epilogue

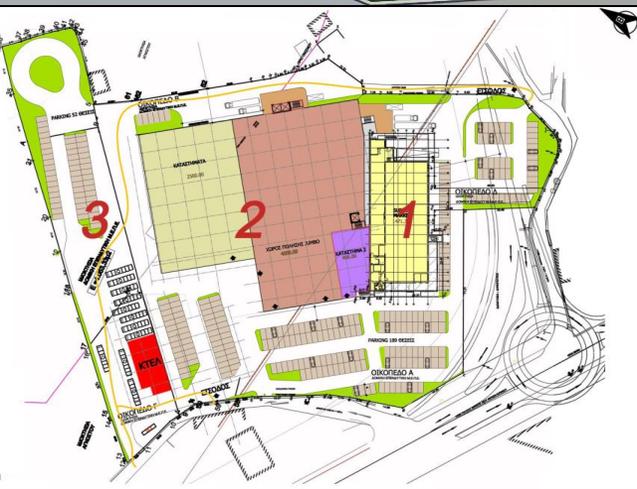
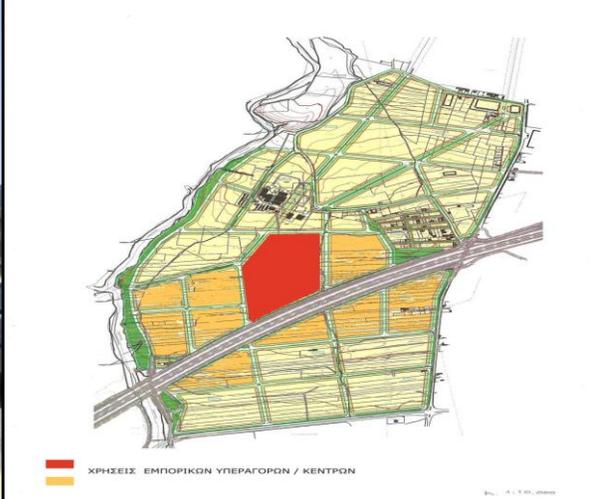
This is a presentation of part of the project-portfolio of Mr. Tsigaridis group of companies.

Also available upon request usb stick with detailed presentation of each individual project.

For more information regarding our projects please visit our web site or contact :

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