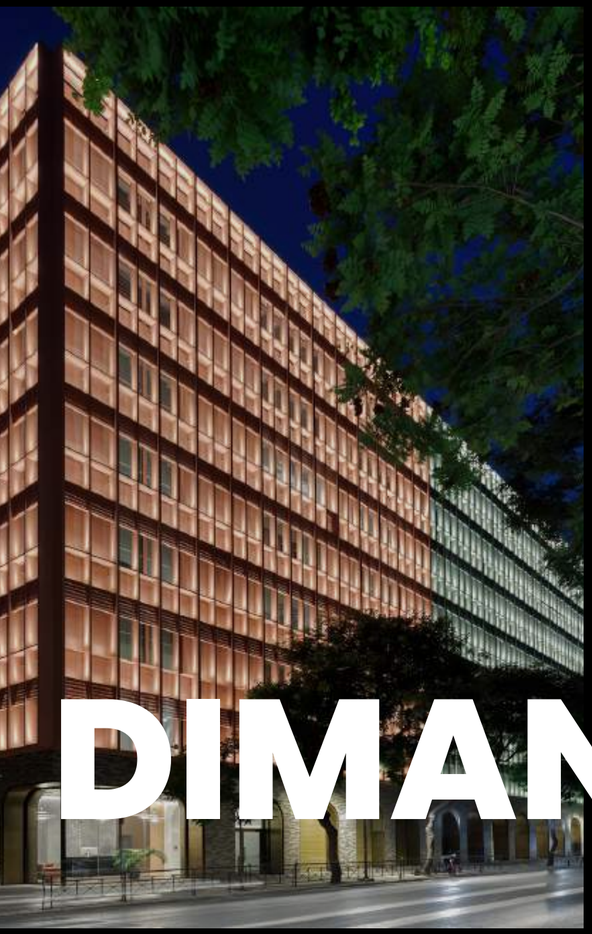

DIMAND

REAL ESTATE DEVELOPMENT

ABOUT US

DIMAND is one of Greece's leading real estate development companies, listed on the Athens Stock Exchange (ATHEX) since 2022.

Established in 2005, the company has embedded the philosophy of green building at the core of its operations, shaping new market standards in Greek real estate while setting international benchmarks in sustainable development.

DIMAND's business activity focuses on fund management and large-scale urban regeneration projects, including contemporary bioclimatic office buildings, complex mixed-use developments, hospitality projects, and private sports facilities.

The total Gross Development Value (GDV) of the Group's portfolio across Greece amounts to approximately €1.8 billion.

The company has achieved several landmark firsts in the Greek market, including Karela Office Park, the first green building in Greece to receive LEED Gold certification; Moxy Athens City, the first green hotel in the country certified LEED Gold; and Piraeus Tower, the first green high-rise building in Greece with LEED Platinum certification.

DIMAND
REAL ESTATE DEVELOPMENT

OUR JOURNEY

2005
DIMAND begins its operations.

2007
Undertakes the development of a modern green office complex in Tavros.

2008
Karela Office Park development begins, later becoming Greece's first green building.

2013
Assumes the development of AEK F.C. new stadium.

2015
Development of the Neratziotissa Office Complex, the company's headquarters.

2016
Redevelopment of the former Papastratos industrial tobacco facilities in Piraeus.

2017
Strategic partnership with EBRD for joint sustainable developments.

2018
Development of Moxy Athens City, Greece's first LEED Gold hotel.

2019
Redevelopment of the former Tegopoulos Publications building into a LEED-certified office building.

2020
Piraeus Tower redevelopment following concession agreement with the Municipality of Piraeus.

2021
Acquisition of the historic former MINION department store near Omonia Square.

2022
As of July 6, the company's shares have been listed and are traded on the Main Market of the Athens Stock Exchange.

2023
Agreement between DIMAND, Alpha Bank, EBRD and Premia Properties for the acquisition of the Project Skyline real estate portfolio.

2024
Strategic partnership with Piraeus Bank for sustainable urban development in Athens and the regions.

2025
Presentation of the FIX Masterplan, in Thessaloniki, designed by Foster + Partners and cquisition of the Gournes project in Heraklion, Crete

DIMAND
REAL ESTATE DEVELOPMENT

OUR GREEN FOOTPRINT

25
green certified
Projects *[1]

Project

Leader
in the
green building market

35% *[2]
of the country's
LEED BD+C*
certified buildings

31

LEED BD+C registered projects

by 2026

Notes: 1. share refers to the number of buildings, 2. market data as of Q1 2026, 3. LEED (Leadership in Energy and Environmental Design) Building Design & Construction is the most widely used green building rating system in the world

DIMAND
REAL ESTATE DEVELOPMENT

URBAN REGENERATION

DIMAND approaches urban regeneration as a long-term commitment to the social, cultural and economic revival of the city. By prioritizing the adaptive reuse of existing buildings, former industrial sites and historic landmarks, the company brings new life to underutilized urban assets without adding new density to an already compact and fragile urban fabric.

Through the transformation of emblematic properties into sustainable, high-performance destinations, each project reinforces local identity while contributing to a more resilient and vibrant urban environment.

Piraeus Port Plaza

Piraeus Tower

MINION, Athens

FIX Thessaloniki

DIMAND
REAL ESTATE DEVELOPMENT

REIMAGINING THE WORKPLACE

At DIMAND, the employee is at the centre of every workplace we create. The offices are designed to promote health, wellbeing and daily quality of life, meeting high environmental standards.

We develop bioclimatic, mixed-use environments that integrate workspaces with F&B areas, green open spaces and easy access to public transport. By combining sustainability, connectivity and human-focused design, we create workplaces that support productivity, attract talent and enhance the overall urban experience.

Agemar HQs, Athens

Kaizen Campus, Athens

PwC - The Circle, Athens

HUB 26 & BSTDB Premises, Thessaloniki

DIMAND
REAL ESTATE DEVELOPMENT

HOSPITALITY

For DIMAND, hospitality represents the development of contemporary destinations that combine performance, identity and sustainability. Across key destinations in Greece, including Athens, Piraeus, Thessaloniki, Crete, Zakynthos and Patras, DIMAND develops hospitality environments that combine refined comfort, authentic character and environmental intelligence. We are indeed in the process of putting together a scalable hospitality platform focused on Greece, with already secured assets and pre-identified pipeline, with a value add strategy comprising existing buildings to repurpose, operating hotels to reposition, and selectively prime brownfield development.

Moxy Patra Marina

Enso Hotel Piraeus

Moxy Athens City

FIX Thessaloniki

DIMAND
REAL ESTATE DEVELOPMENT

ONGOING PROJECTS

CAMBAS PROJECT

ATHENS

A modern mixed-use development is planned on the 315,000 sq.m. former Cambas Winery site in Kantza, Attica, creating an integrated destination that combines office, retail, cultural and hospitality uses.

USE: MIXED (Offices, Retail, Culture, Hospitality)

GBA: 90,000 sq.m.

CERTIFICATION: REGISTERED WITH THE CERTIFICATION GOAL OF LEED GOLD

DIMAND
REAL ESTATE DEVELOPMENT

FORMER BALKAN EXPORT PREMISES

THESSALONIKI

The property covers 355.600 sq.m., and is located 23km from the city center of Thessaloniki and 16km from the main port. The logistics complex will be developed in two phases, offering a total area of 120,000 sq.m.

USE: LOGISTICS

GBA: 120,000 sq.m.

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GOURNES PROJECT

CRETE

A hospitality-led development is planned on a 345,000 sq.m. site in Crete, with 46,059 sq.m. allocated to tourism, retail and leisure uses, shaping a new coastal destination.

USE: MIXED (Hospitality, Retail)

GBA: 59,113 sq.m.

CERTIFICATION: REGISTERED WITH THE CERTIFICATION GOAL OF LEED GOLD

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FIX

THESSALONIKI

Transformation of the landmark 25,000 sq.m. former FIX Brewery site, which had remained abandoned for decades, into a mixed-use development designed by Foster + Partners.

USES: MIXED (Homes, Hospitality, Culture, F&B)

GBA: 68,691 sq.m.

CERTIFICATION: REGISTERED WITH THE CERTIFICATION GOAL OF LEED GOLD

DIMAND
REAL ESTATE DEVELOPMENT

KORAI 4

ATHENS

The landmark historic building in the center of Athens, which hosts the “1941–1944 Historical Memory Space”, is being transformed into a modern, green mixed-use building that will house the central administrative units of Piraeus Bank.

USES: MIXED (Offices, F&B, Culture)

GBA: 15,000 sq.m.

CERTIFICATION: REGISTERED WITH THE CERTIFICATION GOAL OF LEED GOLD

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PIRAEUS COURTHOUSE

PIRAEUS

The Piraeus Courthouse will be the first green public building in Greece, targeting LEED Gold certification, bringing together all judicial services of the city of Piraeus in one location after many years.

USE: OFFICES

GBA: 36,100 sq.m.

CERTIFICATION: REGISTERED WITH THE CERTIFICATION GOAL OF LEED GOLD

DIMAND
REAL ESTATE DEVELOPMENT

PROPERTY OWNED BY THE TECHNICAL CHAMBER

ATHENS

Development of a property owned by the Technical Chamber of Greece through a land-for-development arrangement, including the construction of a new office complex.

USE: OFFICES

GBA: 24,857 sq.m.

CERTIFICATION: REGISTERED WITH THE CERTIFICATION GOAL OF LEED GOLD

DIMAND
REAL ESTATE DEVELOPMENT

COMPLETED PROJECTS

AGEMAR HQs

ATHENS

The new headquarters of the Angelicoussis Shipping Group and the first office building in the country to achieve LEED Platinum certification.

USE: OFFICES

GBA: 30,000 sq.m.

CERTIFICATION: LEED PLATINUM

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REAL ESTATE DEVELOPMENT

ALLWYN ARENA

ATHENS

The privately financed sports venue includes a new 31.500 seat football stadium of FIFA / UEFA standards, a Hellenic Refugees Museum and the team's Museum. The project is combined with a regeneration program of the surrounding park & urban area.

USE: MIXED (Stadium, F&B)

GBA: 43,820 sq.m.

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BSTDB PREMISES

THESSALONIKI

The property is located within the HUB 26 complex and is being developed as a standalone, owner-occupied building to accommodate the Black Sea Trade and Development Bank, becoming the first LEED Platinum building outside Attica.

USE: OFFICES

GBA: 5,170 sq.m.

CERTIFICATION: LEED PLATINUM

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COSMOTE TV

ATHENS

Conversion of the former “Greek Yellow Pages” telephone directory printing plant into a new office complex and television studios for Cosmote TV.

USE: OFFICES

GBA: 5,450 sq.m.

CERTIFICATION: LEED GOLD

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REAL ESTATE DEVELOPMENT

ENSO HOTEL PIRAEUS

PIRAEUS

Complete reconstruction of the building and its conversion into a six-storey hotel with 58 fully equipped rooms within Piraeus Port Plaza. The 3,600 sq.m. complex consists of two independent structures connected by an outdoor corridor.

USE: Hospitality

GBA: 3,600 sq.m.

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HUB 26

THESSALONIKI

HUB 26, the first sustainable business park in Northern Greece, serves as a cutting-edge hub for multinational corporations and financial institutions, hosting around 2,500 employees.

USE: OFFICES

GBA: 31,000 sq.m.

CERTIFICATION: LEED GOLD

DIMAND
REAL ESTATE DEVELOPMENT

KAIZEN CAMPUS

ATHENS

The new Kaizen Gaming headquarters in Marousi, one of Athens' main business districts, features three distinct curved volumes distributed over three levels, complemented by an underground parking area.

USE: OFFICES

GBA: 14,310 sq.m.

CERTIFICATION: LEED GOLD

DIMAND
REAL ESTATE DEVELOPMENT

KARELA OFFICE PARK

ATHENS

The country’s first green building with LEED Gold certification, featuring three underground parking levels, restaurants, cafés, a gym, ancillary facilities, and a green roof.

USE: OFFICES

GBA: 61,135 sq.m.

CERTIFICATION: LEED GOLD

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REAL ESTATE DEVELOPMENT

MINION

ATHENS

The legendary MINION department store near Omonia Square, dormant for almost 30 years, has been redeveloped into a contemporary bioclimatic mixed-use landmark, hosting the first urban beehive on its rooftop with 30,000 bees to enhance urban biodiversity.

USE: MIXED (Offices, Retail)

GBA: 18,565 sq.m.

CERTIFICATION: LEED GOLD

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REAL ESTATE DEVELOPMENT

MOXY ATHENS CITY

ATHENS

The historic Sarogleio Megaro, once home to the Magistrates' Court and later abandoned, has been redeveloped into Moxy Athens City, a 200+ room lifestyle hotel and the first green hotel in Greece to achieve LEED Gold certification.

USE: Hospitality

GBA: 10,081 sq.m.

CERTIFICATION: LEED GOLD

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REAL ESTATE DEVELOPMENT

MOXY PATRA MARINA

PATRAS

The historic former Moreas Hotel in Patras, inactive for nearly three decades, has been reintroduced as Moxy Patra Marina, a contemporary seafront lifestyle hotel operated under Marriott International. The hotel features 116 guestrooms, vibrant social spaces, an outdoor pool, and a rooftop restaurant overlooking the marina.

USE: Hospitality

GBA: 5,150 sq.m.

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NERATZIOTISSA OFFICE COMPLEX

ATHENS

The Group’s headquarters in Marousi, one of the first office buildings in Greece to receive the WELL Health-Safety certification for Facility Operations and Management.

USE: OFFICES

GBA: 4,400 sq.m.

CERTIFICATION: LEED GOLD & WELL HEALTH - SAFETY

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PATISSIA OFFICE

ATHENS

Redevelopment of the existing property into a modern office building hosting the headquarters of Hellenic Post.

USE: OFFICES

GBA: 11.653 sq.m.

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PWC - THE CIRCLE

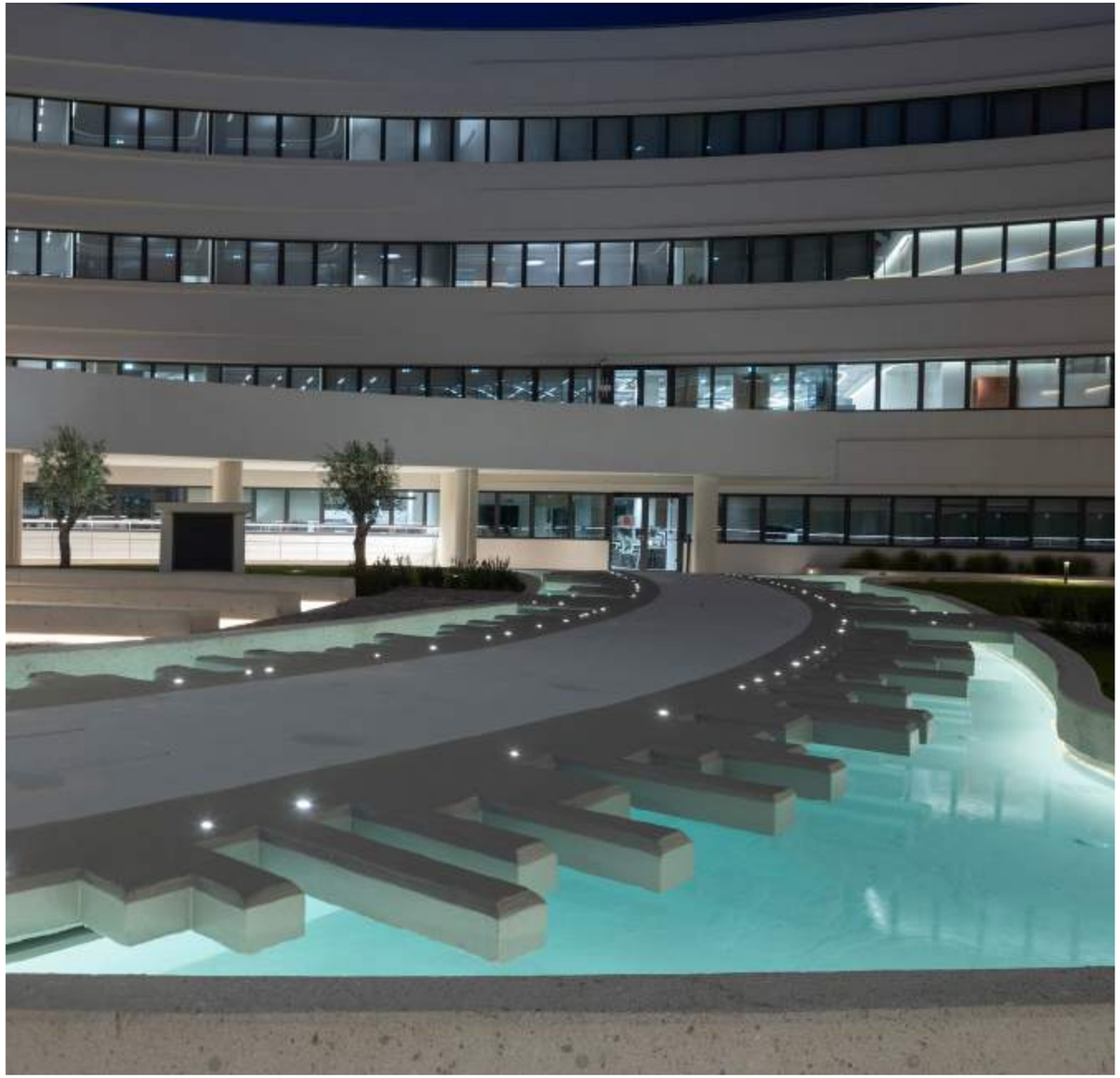
ATHENS

PwC's new office complex in Marousi features two identical four-storey buildings designed with an elliptical geometry.

USE: OFFICES

GBA: 24.941 sq.m.

CERTIFICATION: LEED GOLD & TARGET WELL



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SYGGROU OFFICE COMPLEX

ATHENS

Development of a newly built office complex with frontage on Syngrou Avenue, the major axis connecting Athens city center with the Attica coastal front.

USE: OFFICES

GBA: 31.052 sq.m.

CERTIFICATION: LEED PLATINUM (BUILDING A) & LEED GOLD (BUILDING B)

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PIRAEUS PORT PLAZA

PIRAEUS

Transformation of the former Papastratos tobacco industrial site, extending across three city blocks, into a vibrant mixed-use development hosting 7,500 employees.

USES: MIXED (Offices, Retail, F&B)

GBA: 82.885 sq.m.

CERTIFICATION: LEED GOLD & LEED PLATINUM & PARKSMART

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PIRAEUS TOWER

PIRAEUS

After almost fifty years of dormancy, Piraeus Tower has been revitalized and now emerges as Greece's first green high-rise building certified with the highest LEED Platinum certification.

USE: MIXED (Retail, F&B, Gym, Wellness Area, Offices)

GBA: 34.329 sq.m.

CERTIFICATION: LEED PLATINUM & TARGET WELL

DIMAND
REAL ESTATE DEVELOPMENT

CREATING THE CITIES WE WANT TO LIVE IN

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