

DEVELOPMENT



**KOURTIDIS**  
Group

INVESTMENTS

HOSPITALITY

REAL ESTATE





**KOURTIDIS**  
Group





# Our past, a blueprint for the future.



**Panorama:** Kourtidis Group's first landmark development, which remains the largest residential project ever built by a single company in Northern Greece.



With three decades of dynamic presence, Kourtidis Group has established itself as a premier leader in Northern Greece, transforming ambitious visions into landmark infrastructure and development projects. Having delivered hundreds of successful developments, the Group measures success not merely by scale, but by the uncompromising quality and added value provided to every investor and partner.

▶ Architectural Innovation: A focus on seamless aesthetics and superior functionality.

▶ Strategic Development: Transforming regions and elevating living standards.

▶ Unwavering Values: Ensuring the timeless integrity and longevity of every project.



30

Years



**3.500+**

Properties

**8**

Offices

**8**

Brands

**10.000+**

Satisfied customers

**1.820+**

Holiday homes in progress

**500+**

Employees

**3.500+**

Holiday homes from  
Oiko Kourtidis

**8**

New big investments

▶ Development

▶ Real estate

▶ Investments

▶ Hospitality



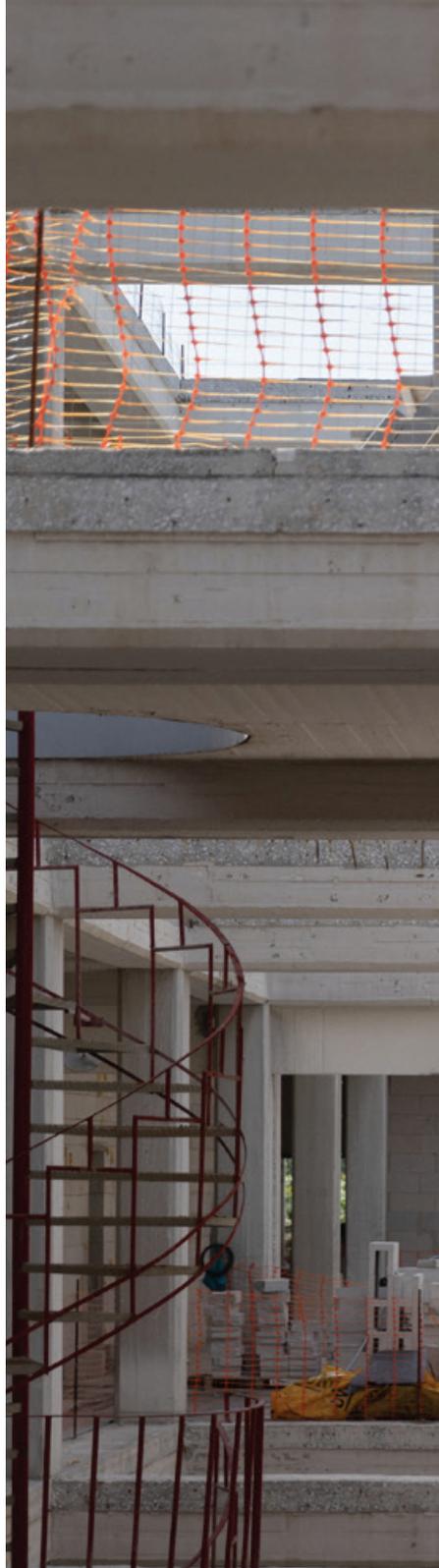


**Kourtidis Group is one of the leading and most dynamically expanding groups of companies in Northern Greece in the fields of development, real estate, investments, and hospitality.**

With 30 years of successful operation and headquartered in Ofrynio Beach, Kavala, the Group consistently enhances the regions where it operates, positioning them prominently on the global investment and tourism map. Through its unique approach, it has completely transformed the image of the area from the coastal zone of the Strymonian Gulf to the island of Thassos, as well as the prefectures of Kavala, Serres, and Drama. The Group's strategy combines extroversion, innovation, and a strong vision for sustainable development.

# Development

The Group's business journey began in 1996 with the establishment of the construction company OIKO Kourtidis, which serves as the driving force behind its growth and holds a leading position in the construction sector. Its activity focuses on pioneering projects that combine luxury, functionality, and respect for the environment.





**Its extensive portfolio includes:**

**123+**

completed residential complexes

**3.500+**

completed holiday homes

**1.820+**

properties currently under development

# Real Estate

Kourtidis Group operates through 7 offices of the award-winning real estate company RE/MAX Choice, located in:

- Ofrynio Beach
- Kavala
- Nea Iraklitsa
- Serres
- Drama
- Thassos
- Chrysoupoli

Through its Commercial Division, RE/MAX Choice manages an extensive portfolio of investment properties across Greece.





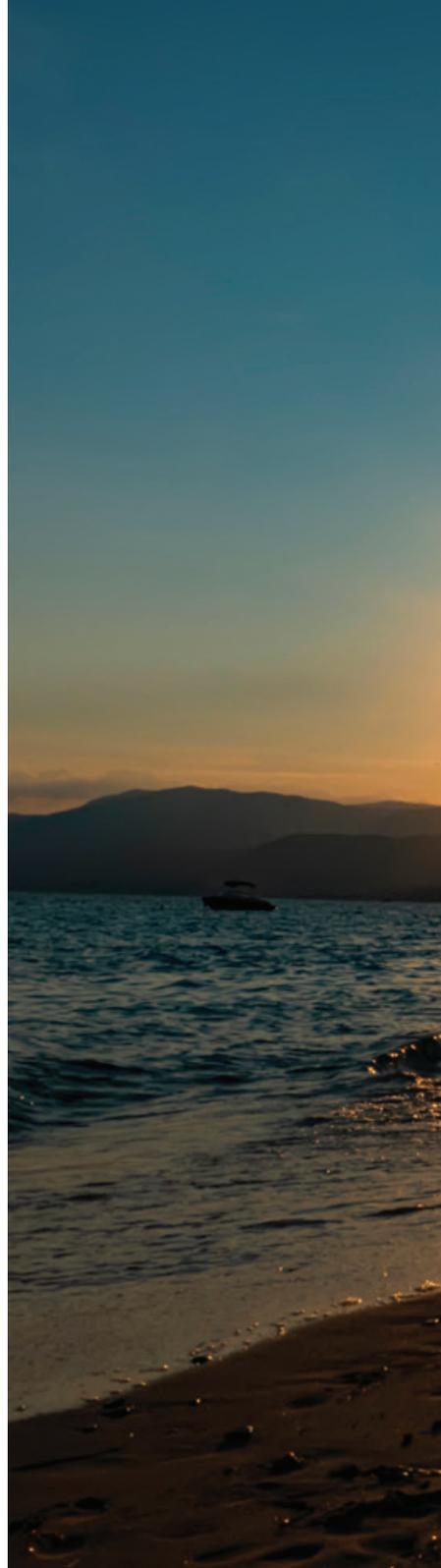
**RE/MAX Choice:**  
**A leader in Greece and beyond. RE/MAX Choice stands out in Greece and internationally with prestigious distinctions within the RE/MAX network:**

- **1st place** in production in Greece for 5 consecutive years
- **Global Diamond Award**
- **Global Titan Award**
- **Global Hall of Fame recognition**

# Hospitality

The Group places strong emphasis on tourism development through the management of newly built accommodation projects constructed by OIKO Kourtidis.

Costa Ofrynio Booking attracts significant tourist demand, boosting the local economy and showcasing Northern Greece as a destination of high interest.



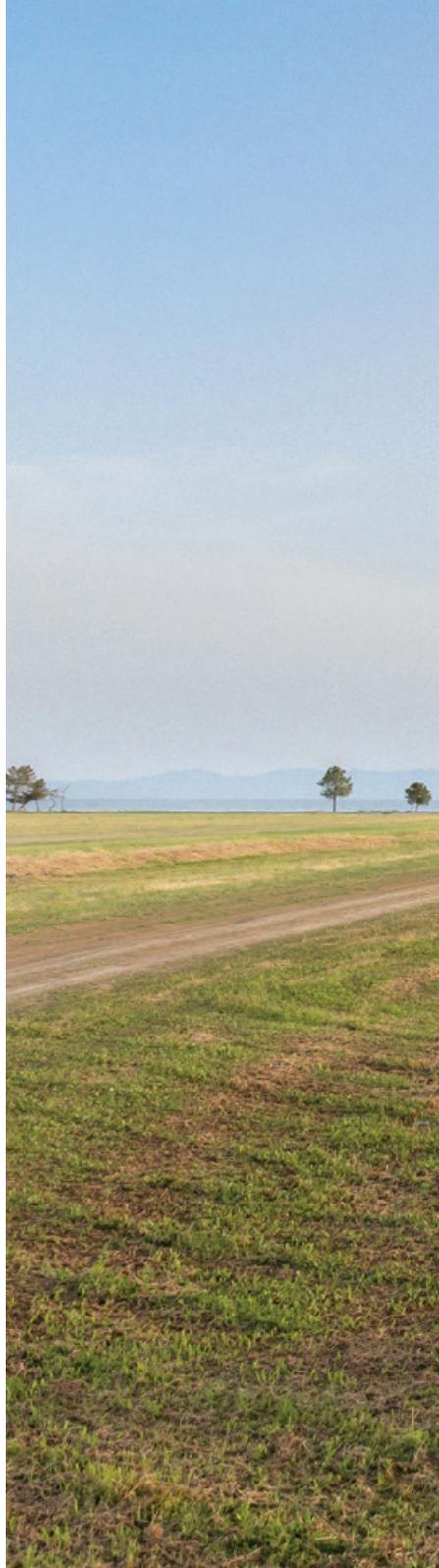


## Max Value Investment Program

- **5% guaranteed return** during the tourist season through the subletting of the property with Costa Ofrynio Booking
- Property rented out only for **6 months per year**
- Personal use or additional income from the property during the remaining **6 months**
- **Year-round** complex maintenance ensured

# Investments

Kourtidis Group's international presence is built upon projects designed to deliver both yield and capital appreciation, following a One-Stop-Shop business model, specialized investment programs, and VIP after-sales services, a valuable asset for every investor and client.





## Ways of Investing:

- **5% Guaranteed Return** through property subletting with Costa Ofrynio Booking
- **Added Value  $\geq$  30%** within 12-18 months through selected Kourtidis Group projects
- **Participation in large-scale projects of the Group through the establishment of a Capital Company**

**Alexandrou  
Chora:  
A Place Full of  
Prospects and  
Opportunities**





The Group's major investments, totaling €550 million, include the landmark tourism multiplex project "Alexandrou Chora", currently under full development. Spanning 175,000 sq.m., the project comprises the ultra-luxury hotel "The Great Resort," in collaboration with a leading global hospitality brand, as well as "Alexandrou Chora Village," a modern residential complex that aspires to become a benchmark for Greek standards.

### **Alexandrou Chora: The Great Resort**

- Luxury resort with 157 beds
- Spa center
- Gym
- Children's playground
- Roof garden
- Meeting room
- Library
- Business center
- Restaurant
- Lobby bar
- Beach bar

### **Alexandrou Chora: The Smart & Modern "Village"**

- 100 luxury tourist residences
- Boutique hotel with 80 beds
- Cultural center
- Exhibition hall
- Library
- Therapeutic spa
- Restaurant



6

5

3

4

2

1

**1****THE DOLPHIN 2**

Plot: 3.039,31 sq.m.  
Residences: 33

**2****SYMMETRY**

Plot: 3.551 sq.m.  
Residences: 24

**3****THE DOLPHIN**

Plot: 4590,36 sq.m.  
Residences: 61

**4****HARMONY**

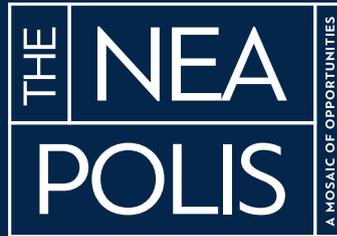
Plot 1: 1.581 sq.m.  
Plot 2: 4.672 sq.m.  
Residences : 43

**5****PHOS**

Plot 1: 1.371 sq.m.  
Plot 2: 1.049 sq.m.  
Plot 3: 2.372 sq.m.  
Plot 4: 4.065 sq.m.  
Plot 5: 1.357 sq.m.  
Residences: 130

**6****BEYOND**

Plot: 1.516 sq.m.  
Residences: 28



The Nea Polis is the Group's latest development in Perigiali, Kavala, situated just a few steps from the coast. With an investment exceeding €150 million, the project aims to create a new way of living, combining a model community with a revitalized natural landscape.

The project includes:

- 5 residential complexes with more than 500 homes
- Green areas, playgrounds, an open-air cinema, library, gym, recreational spaces, and controlled access

The “neighborhood of tomorrow” is set to welcome its first residents in 2026, with full completion expected within four years.





# BEYOND

BEYOND represents the Kourtidis Group's new pioneering investment in the city of Kavala. Its architecture is a bold aesthetic statement and serves as a strong bridge connecting both the past and the city's rich history. The transformation of the old "Ice Factory" into a premier ensemble of luxury residences, distinguished by its unique form and international aesthetic, positions BEYOND among the most significant contemporary developments in Greece. The Group's aim is to create far more than a mere residential complex. BEYOND emerges as a new landmark, setting higher standards of quality and design, and redefining the way we experience modern living.

- 30 luxury apartments with modern layouts & master bedrooms
- Infinity pool, gym, and green spaces reminiscent of a luxury resort
- Penthouses with private roof gardens, BBQ areas & Jacuzzis for ultimate relaxation
- Covered parking with EV charging infrastructure
- Private storage rooms with electricity supply for each residence
- High-spec materials with A+ energy efficiency rating
- Smart Home infrastructure with fiber optics & structured cabling, open and expandable



RE/MAX

  
KOURTIDIS  
Group

The **VIP Service** company, offering solutions found nowhere else in the real estate sector, stands today as the flagship of Kourtidis Group's operations.

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**10.000+** satisfied clients

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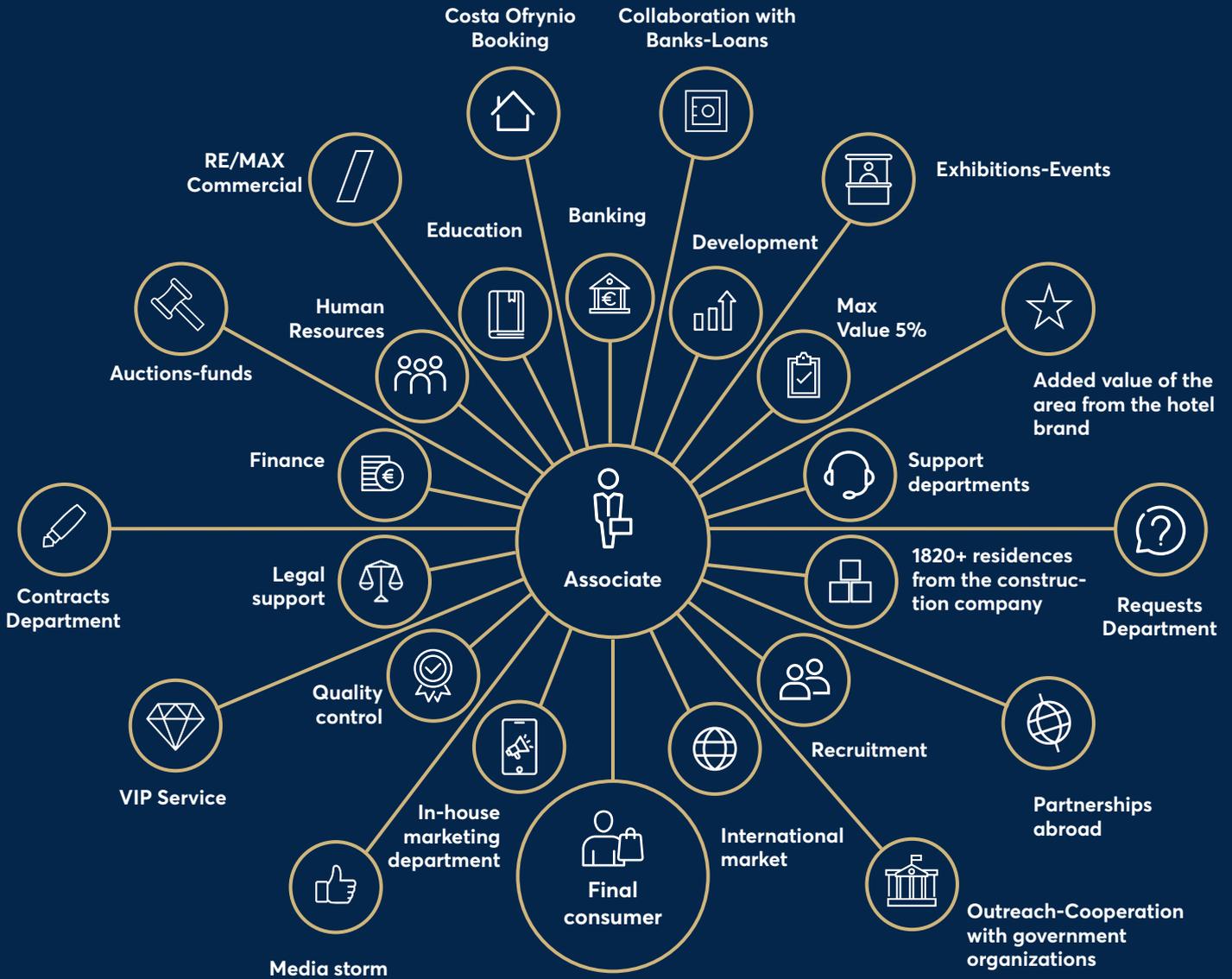
With more than 10,000 satisfied clients, its highly specialized team delivers First Class After Sales Services, responding immediately and addressing every need and request of each client, buyer, and investor—before and after their cooperation with the Group.



One

stop

shop



# A «Europe's Leading Emerging Destination»





# The dynamic presence of Kourtidis Group in Northern Greece.



# Major Business Distinctions

Kourtidis Group continues to invest with stability, strategic planning, and foresight, staying true to its vision: **to create value, build opportunities, and shape the future.**



## Best Workplaces Hellas 2025

8th place in the 100-250 employees category



## Best Workplaces for Women 2025

8th place in the 100-250 employees category



## International Property Awards 2024-2025

Sea Residence (*Residential Development*)  
 The Dolphin (*Renovation/Redevelopment*)  
 RE/MAX Choice (*Five Star Real Estate Agency*)

## International Property Awards 2025-2026

Blue Diamond (*Architecture*)  
 Blue Diamond (*Residential Development*)  
 Sea Glow (*Residential Development*)  
 Emerald Island (*Residential Development*)  
 RE/MAX Choice (*Real Estate Agency*)



# Projects with Value

















2025



2035

**5 Strategic Developments**

**5 Distinct Concepts**

**1.450.000 m<sup>2</sup>**

**Total Investment:**

**€1 Billion**

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INVESTMENTS



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