

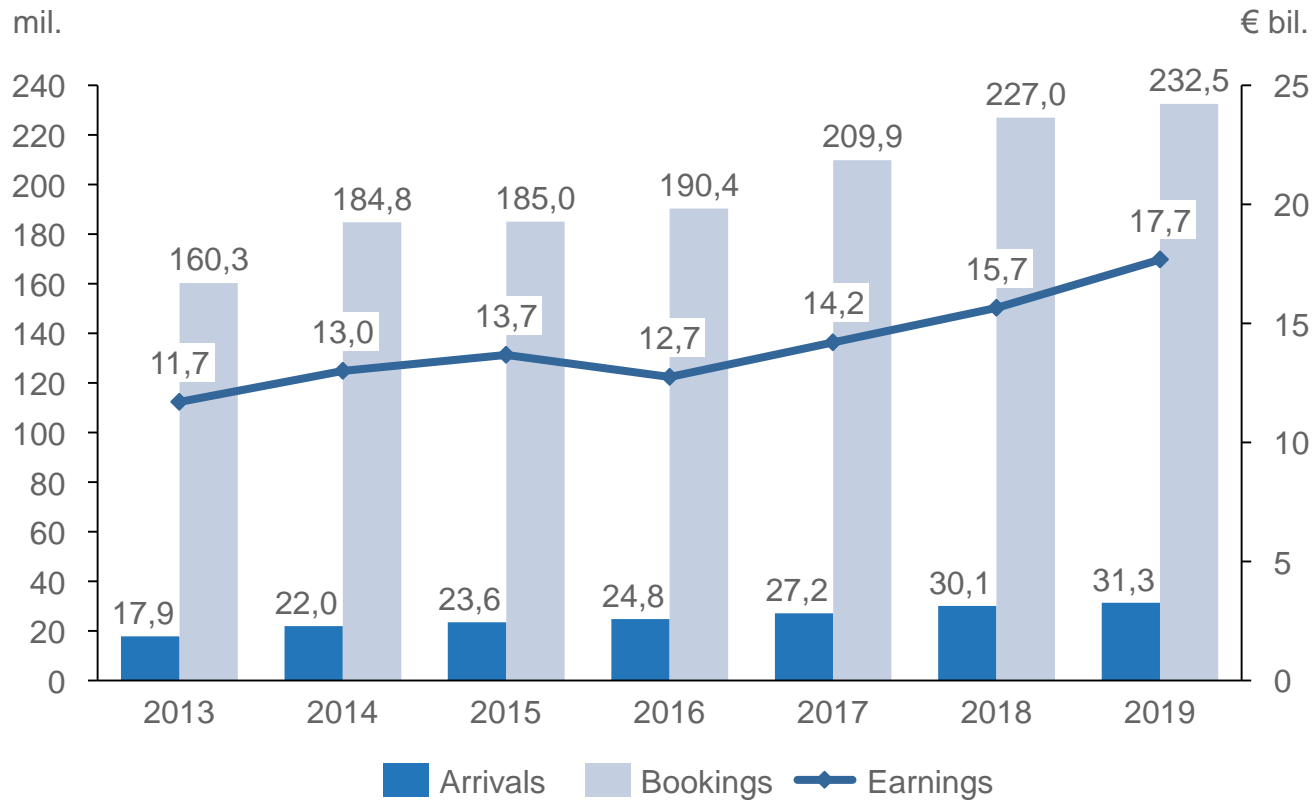
Marina of Kalamaria – Overview



Athens, January 2021

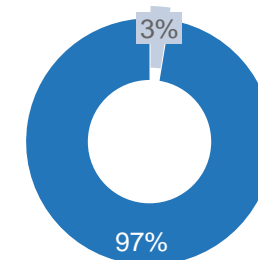
Marinas is a tourism sub-sector with high added value, which has undergone a strong upward trend in the past years

Arrivals (mil.), Bookings (mil.) and Earnings (€ bil.) from Tourism

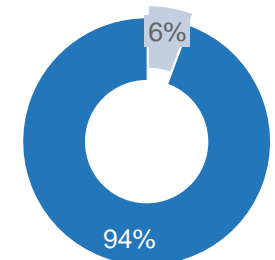


Marinas footprint on Tourism

~ 800,000
Annual tourist arrivals
(direct and indirect)



~ 1 € bil.
tourist earnings per year



~ 2 to 5 times
higher average tourist expenses per arrival at marinas compared to hotels

The Greek marina market has grown significantly in recent years, recording an increase almost twice as much as the global market, with Greek marinas hosting vessels mainly from European countries

Basic Figures

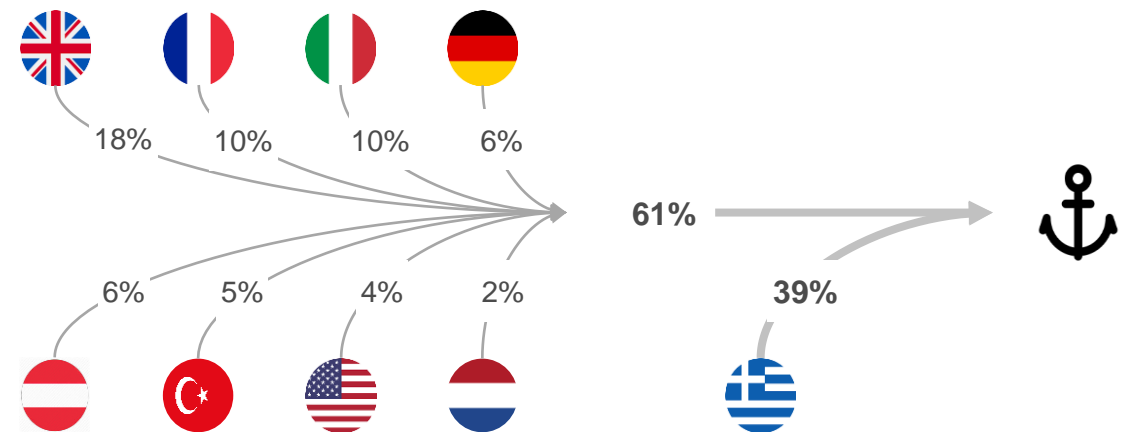
~ € 50 mil.
marinas market in Greece

~ 5.5%
market growth in Greece vs growth of 3%
worldwide

~ 2.7 € bil.
direct and indirect contribution to GDP (1.41% of
GDP)

~ 43,000
direct and indirect jobs (4.41% of tourism
employment)

Country of Origin of Boats Flag in Greek Marinas



Marina of Kalamaria – Geographical location & top view



- Kalamaria is a municipality of the Thessaloniki Urban Area, located about 10 km south of Thessaloniki's city center and 9 km north of the International Airport "Makedonia".
- The marina is located in the North Aegean Sea and in particular, in the Gulf of Thermaikos. More specifically, it is located on the east coast, in front of the coastal front of the municipality of Kalamaria.
- The marina is currently accessible by public transport, via the city bus but it is also planned to be accessed by the Thessaloniki Metro, a station of which will be in close distance from the marina (i.e. Line 2 of Kalamaria extension).



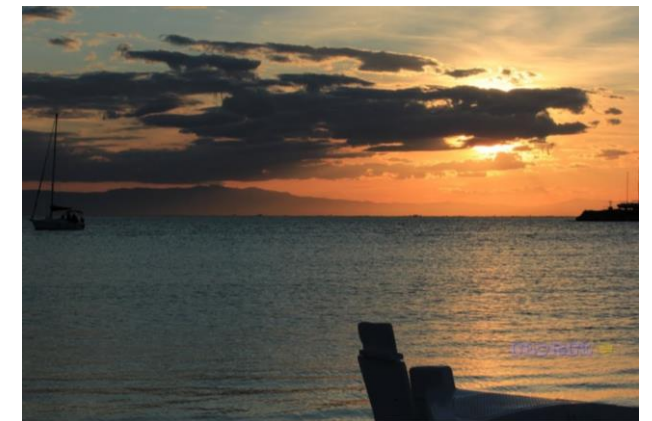
Marina's distance from:	
Local Airport	8.8 km
Thessaloniki	9.6 km

Tourism Traffic (2019)	
International Arrivals	2,288,297
Hotel Bookings	1,398,043

Marina of Kalamaria – Neighboring locations



The beach of Krini, located in the same area as the marina, is a popular neighborhood filled with cafes, bars and restaurants throbbing with life all year round.



Marina of Kalamaria – The nearby destination of Halkidiki



The marina of Kalamaria possesses the advantage of providing direct access to Halkidiki, a famous tourist destination with exotic beaches, beautiful natural landscape, cosmopolitan seaside resorts and marinas. Halkidiki is among the most visited destinations of Greece and an attraction pole for millions of tourists every year.



Marina of Kalamaria – Key facts

- The marina of Kalamaria (or Aretsou) is located in the Kalamaria district of Thessaloniki, on the east coast of the Gulf of Thessaloniki. It is the only operating facility for tourist boats in the coastal front of the Thessaloniki urban complex.
- The marina was built in the early 1970s and it was site-planned according to the article 30 of L. 2160/93 (Gaz. 118/A/1993). From 2000 to 2012, it was managed by the Public Properties Company (ETAD) and since, it has been managed by the Hellenic Republic Asset Development Fund (HRADF).
- The Fund has initiated the procedure provided in the same law for the implementation of a new site-planning of the marina, with the issuance of a new Presidential Decree. In this context, the general design of the marina has already been approved and the consultation process on the Strategic Environmental Impact Study (SEIS) has been completed with the issuance of a positive suggestion.
- The marina lies in a close distance between the city of Thessaloniki and its airport and therefore can be accessed, either by land or air. The greater area of Thessaloniki in general is considered to be an important hub for the North Aegean Sea and the Southern Balkans overall.
- Currently, the marina administration building and a few other buildings exist within the land area of the marina.
- There is potential for further development, with indicative uses such as:
 - Vacation homes, stores, restaurant, office buildings, refreshment cantinas, storage rooms
 - Yachts dry storage & maintenance, E/M facilities, guarding outposts, petrol station, parking lot
 - Green areas, landscaped free spaces, footpaths

Sea Zone	
Basin	~ 100,000 sq. m.
Berths (today's capacity)	242
Maximum Yacht LOA	30 m.
Marine	Breakwater and 4 permanent piers
Land Zone	
Surface	77,000 sq. m.

Indicative Construction Zones (in sq. m.)	
North Section	3,190
Central Section – Residential area / Condo Hotel	8,900
Central Section – Park Area	1,850
South Section - Dry Docking Area	730
Fuel Station Area	330
Total	15,000

Independent Buildings (in sq. m.)	
Car Parking Station	1,200

Snapshots of port and land facilities



HELLENIC REPUBLIC ASSET
DEVELOPMENT FUND



Snapshots of port and land facilities

