



## Portimão - Semi-detached



**3**  
Bedrooms

**4**  
Bathrooms

**155**  
Area (m<sup>2</sup>)

**299**  
Land Area (m<sup>2</sup>)

**540 000 €**  
(EUR €)

### House T3

3 bedroom villa with quality finishes and materials with east and west solar orientation located in urbanization with only high quality villas!

This villa consists of ground floor, first floor and rooftop with contemporary design.

On floor 0, we find a hall with a service bathroom, an en-suite bedroom with built-in wardrobe. Following we find a large open-space living and dining room with a modern equipped kitchen, from this we have access through the large double glazed doors to the garden and the barbecue area. Still on this floor, on the outside, we have covered parking space (carport).

On the 1st floor with access through an imposing staircase we find two en-suite bedrooms. One suite with built-in robe, private balcony and private terrace, the other suite with closet private balcony and



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access to the Rooftop.

Comfort finishes such as:

- Thermal and acoustic insulation,
- Premium frames with double glazing,
- Electric shutters,
- Solar panels for DHW heating, a sustainable option that contributes to the energy efficiency of the house and reduces energy expenses, with a 274L tank,
- Fireplace with stove,
- Pre-installation of air conditioning in all rooms,
- LED lights embedded in the ceiling of the entire house,
- Automatic entrance gate,

... And you know, the best deals are with BP ALGARVE REALTY!

Don't miss out on this investment opportunity! Book your visit now, make your proposal and we will close the deal!

We carry out online visits to properties in real time through video call (WhatsApp/Messenger) and/or videoconference (Skype/Zoom).

## Property Features

- Fireplace
- Equipped kitchen
- IMI: sim
- automatic blinds
- Ceramic floor
- Built year: 2024
- Energetic certification: A+
- 40 minutos Aeroporto de Faro
- 1/+ Balcony
- Nature view
- New building
- Double glasses
- Internet Fiber
- Condominium value: sim
- Pre installation air conditioning
- solar panels
- Central location
- Typical Algarve Area
- 10 min. of beaches
- Close to supermarket, schools, bus stop
- Marina, Golf, Restaurants
- Valorization zone



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