



PA202420

Reference

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Madalena - Villa



LUGAR DE AGUIM - MADALENA - LOTE 13
Imagem meramente ilustrativa podendo o projecto sofrer alterações na fase de licenciamento e no obra



4

Bedrooms

3

Bathrooms

252

Area (m²)

353,2

Land Area (m²)

550 000 €

(EUR €)

New Villa in Madalena: Spacious, Close to the Beach and Motorways

Great location, close to services and shops (supermarket, restaurants, pharmacy, school, among others). Less than 10 minutes from Madalena and Canidelo beach and the A1 and A44 access junction, as well as the proximity to Madalena train station and bus stop.

The plot on which this 2-storey property stands has 353.5 m², a gross construction area of 252 and letter A energy certification.

Floor 0: The first floor is the social area, with an entrance hall, a large living room with access to a terrace and the garden, a kitchen and a guest toilet.

Floor 1: Access to the second floor leads to a hallway, a full bathroom, four bedrooms with built-in closets, one of which is en-suite.

Basement: In the basement we have a laundry room and a large space that can be used as a lounge or parking lot.

Outside there is a garden area.

T +351 917 377 236 ² · E geral@villadourada.pt
Rua de São Lourenço 454, 4430-545 Vilar De Andorinho
AMI 19374

¹ (Call to national fixed network) | ² (Call to national mobile network)



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A.S.S. | REAL ESTATE AGENTS

(We help you make your dreams come true)

If you are buying or selling your property, you can count on our support throughout the buying and selling process, as well as after it has been completed. We believe in our work and are dedicated to responding efficiently to the trust placed in us by our clients.

Our Services

1. **Housing Loan Feasibility Analysis (Free of Charge)**
2. **Clarifications related to the Real Estate Market**
3. **Valuation of your property**
4. **Support during and after the property sale and purchase process**
5. **Possibility of Improvements to Your Property**
6. **Energy certification, in partnership with the best professionals in the market.**

Questions? We're here for you!

Get in touch with us. Our team is always ready to help. With our support, make your dreams come true.

Translated with www.DeepL.com/Translator (free version)

Property Features

- Air conditioning
- Laundry
- Terrace
- Floors: 3
- Energetic certification: A+
- Quiet Location
- Kitchen: Fully equipped
- Basement
- Balcony
- Built year: 2024
- Proximity: Beach, Shopping, Restaurants, Pharmacy, Public Transport, Schools

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