



## Casa T4 em Gafanha da Encarnação de 258,00 m<sup>2</sup>



### Στοιχεία μεσίτη

Όνομα:	ArKadia
Όνομα εταιρείας:	
Χώρα:	United Kingdom
Τηλέφωνο:	
Languages:	Dutch, English, French, German, Italian, Polish, Portuguese, Romanian, Russian, Spanish, Swedish

### Στοιχεία καταχώρησης

Ακίνητο για:	Πώληση
Τιμή:	USD 586,744.05

### Τοποθεσία

Χώρα:	Portugal
Νομός/Περιοχή/Επαρχία:	Aveiro
Πόλη:	Ilhavo
Ταχυδρομικός κωδικός:	3830-487
Δημοσιεύθηκε:	09/07/2025

### Περιγραφή:

Detached Single-Storey 4-Bedroom Villa – Efficiency, Comfort and Sophistication in Gafanha da Encarnação

We present this detached, single-storey 4-bedroom villa, completely energy self-sufficient, ideal for those who value sustainability, efficiency and quality of life. Located just minutes from the beaches of Costa Nova, Barra and the centre of Aveiro.

A modern and intelligent retreat, designed for family comfort.

### Exclusive Highlights:

#### Total energy autonomy:

20 high-capacity solar panels with batteries powering all appliances, the heating system and 3 electric vehicles — completely off-grid.

#### Efficient climate control:

Air conditioning installed in every room, ensuring year-round comfort.

#### Superior insulation:

All windows have recently been replaced with high-performance thermal and acoustic frames, ensuring



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peace and energy efficiency.

Spacious and well-designed interiors:

Living room with bar and fireplace — ideal for entertaining.

Open-plan kitchen and dining room — modern and practical.

4 bedrooms (including a suite), all with excellent sun exposure.

Attic with games room and leisure area — perfect for children or guests.

Outdoor living at its best:

Landscaped garden, barbecue, annexes, and outdoor dining area.

Fully equipped laundry and closed garage with automatic gates.

Additional parking and automatic irrigation system.

The perfect balance of innovation and well-being.

A unique villa for those seeking more than just a house — a sustainable, comfortable and modern lifestyle, in a quiet yet connected location.

Book your visit today and be impressed.

Full, personalised support throughout the entire buying process.

#ref: 120870

Κατασκευάστηκε: 1995

## Κοινά

Κρεβατοκάμαρες: 4

Μπάνια: 3

Τελειωμένα τετραγωνικά 258 τ.μ

πόδια:

Μέγεθος αυλής: 568 τ.μ

## Room details

Total rooms: 10

## Lease terms

Date Available:

## Επιπλέον πληροφορίες

Link: [http://www.arkadia.com/ZAZY-T91501/?utm\\_cam  
paign=multicast&utm\\_medium=web&utm\\_source=](http://www.arkadia.com/ZAZY-T91501/?utm_cam<br/>paign=multicast&utm_medium=web&utm_source=)



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**Contact information**

IMLIX ID:

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