



2+2 bedroom villa with panoramic countryside views near Loulé



Information de l'agent

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|-------------------|---|
| Nom: | Algarve Property Lda |
| Nom de compagnie: | |
| Pays: | Portugal |
| Expérience since: | |
| Type de service: | Selling a Property |
| Specialties: | |
| Property Type: | Apartments |
| Téléphone: | |
| Languages: | English |
| Site web: | https://www.algarveproperty.com |

Détails de l'annonce

| | |
|--------------|----------------|
| Propriété à: | Vendre |
| Prix: | USD 821,324.32 |

Location

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|-----------------------|-----------------------|
| Pays: | Portugal |
| État/Région/Province: | Faro |
| Ville: | Loule |
| Adresse: | Loulé (São Sebastião) |
| Soumis: | 02/02/2026 |

Description:

Excellent bi-family house for sale in Loulé, located in São Clemente, just 3 km from the city centre, in a quiet area surrounded by nature.

With two fully independent entrances, this property is ideal for private living, two families, investment, or a commercial project, offering a rare level of flexibility in today's market.

Ground Floor with Commercial License.

The ground floor benefits from a commercial license and can be used as a restaurant, shop, studio, or other type of business.

It is currently adapted for residential use and comprises:

- Open-plan area of approx. 90 m² (kitchen + living and dining area)
- 2 good-sized bedrooms (with removable partitions)
- 1 functional bathroom



This floor can be easily reconfigured depending on the intended project.

First Floor Main Residence (T2)

With independent access, the first floor corresponds to the main residence and includes:

- Entrance hall
- Fully equipped kitchen with excellent natural light
- Spacious living room with closed fireplace
- 2 bedrooms with built-in wardrobes, one en suite
- Shared bathroom
- Very large terrace, ideal for leisure or outdoor dining, with open countryside views

Comfort is ensured through air conditioning, fireplace and good natural ventilation.

Exterior and Plot

- Set on a fully fenced plot of approximately 2,500 m², the property offers:
- Large parking area
- 2 access gates (one electric)
- Garden area with fruit trees
- Multifunctional annex
- Solar thermal system (200 L)
- Private borehole
- Septic tank

Possibility of connection to the public water and sewage network.

Key Highlights

- Bi-family house
- T2+2 with independent entrances
- Commercial license
- Ideal for investment or business
- Quiet location close to the city
- Excellent potential for appreciation

A unique opportunity for those seeking a versatile property in Loulé, ready to move in and with strong profitability potential.

Book your visit now and discover your next home in the heart of the Algarve.

AlgarveProperty.com AMI: 2196 T.: +351 289 310 - REF: V268837F

Nouveau: Non



Commun

| | |
|-------------------|---------------------|
| Chambres: | 4 |
| Salle de bains: | 3 |
| Pied carré fini: | 233 m ² |
| Dimesions du lot: | 2646 m ² |

Lease terms

Date Available:

Information additionnelle

Virtual tour URL: <https://view.ricoh360.com/37d4da5d-b89d-4d6b-b507-60bc61d66033>

Contact information

IMLIX ID: V268837F

