



## T3 Villa with Pool Nearing Completion



### Information de l'agent

Nom: marianeves  
Nom de compagnie:  
Pays:  
Specialties:  
Téléphone:  
Languages:  
Site web:

### Détails de l'annonce

Propriété à: Vendre  
Prix: USD 513,493.96

#### Location

Pays: Portugal  
État/Région/Province: Leiria  
Ville: Pombal  
Adresse: Aldeia do Rio 94  
Indicatif régional: 3100-013  
Soumis: 03/07/2026

#### Description:

T3 House with Pool Nearing Completion | 10 km from Pombal

We present this excellent T3 house nearing completion, located in a quiet village, just 12 km from Pombal and 3 km from the town of Abiul. An ideal opportunity for those seeking a modern, comfortable home with excellent living spaces, in a calm environment surrounded by nature.

The house was designed to provide functionality and quality of life, distributed as follows:

- \* 3 bedrooms;
- \* 4 bathrooms;
- \* Spacious and bright living room;
- \* Fully equipped kitchen with dining area;
- \* Office;
- \* Laundry room;
- \* Garage.

Adjacent to the kitchen, there is a large terrace with a barbecue, perfect for outdoor dining and social gatherings with family and friends, providing a harmonious connection between the interior and exterior spaces.



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Outside, a pleasant leisure area also stands out, comprising:

- \* Heated salted Swimming pool;
- \* Garden;
- \* Covered outdoor area;
- \* Automatic irrigation system;
- \* Well with a water spring.

Equipment and comfort:

- \* Air conditioning;
- \* Ventilation system;
- \* Equipped kitchen;
- \* Modern materials and finishes.

Nouveau: Oui  
Condition: Excellent  
Renovated: 2026  
Tenanted: Non

## Commun

Chambres: 3  
Salle de bains: 4  
Pied carré fini: 260 m<sup>2</sup>  
Dimensions du lot: 400 m<sup>2</sup>  
Basement sq. ft.: 85 m<sup>2</sup>  
Floor Number: 3

## Room details

Total rooms: 10  
Rooms: Master bath, Office, Dining room, Laundry room  
Indoor Features: Attic, Fireplace, Fitted kitchen  
Floor Covering: Linoleum / Vinyl, Tile  
Basement: Finished

## Utility details

Heating: Oui  
Heating Type: Heat pump, Wall  
Cooling Type: Wall

## Energy efficiency

Energy Consumption: A

## Building details

Parking: Oui  
Number of Off Road Parking: 2



Number of Garages: 1  
Exterior: Stone  
Outdoor Amenities: Balcony/patio, Pool, Sprinkler system, Barbecue area, Fenced yard, Garden, Lawn  
Nombre de pieds carrés: 3  
View: Mountain

## Rental details

Furnished: Non

## Lease terms

Date Available:

## Information additionnelle

Lien URL du site web: <https://www.youtube.com/shorts/VXSH3-R0F28?feature=share>

## Contact information

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