



## Prédio em ruína para venda em Olhão, Algarve



### Ügynök információ

Név:	ArKadia
Cégnév:	
Ország:	United Kingdom
Telefon:	
Languages:	Dutch, English, French, German, Italian, Polish, Portuguese, Romanian, Russian, Spanish, Swedish

### Hirdetés részletei

Ingatlan:	Eladó
Ár:	USD 589,496.84

### Elhelyezkedés

Ország:	Portugal
Állam/Régió/Tartomány:	Faro
Város:	Olhao
Feladta:	2025. 11. 27.
Leírás:	

<p><strong>Building </strong>in a <strong>state of disrepair</strong>, with great<strong> potential for redevelopment</strong>, located in the center of <strong>Olh&atilde;o</strong>, in a <strong>central</strong>, <strong>dynamic </strong> <strong>area</strong> that is constantly improving.</p>

<p>The <strong>refurbishment project</strong> envisages the creation of commercial units on the first floor, guaranteeing an active and inviting front to the public space, as well as the construction of apartments on the upper floor, allowing the harmonious integration of different uses in a single property. This multifunctionality makes the building particularly attractive both for investors looking for continuous profitability and for those who aspire to develop a distinctive residential project in one of the Algarve&#39;s most sought-after cities.</p>

<p>Despite its current state, the existing structure offers the possibility of recovering and highlighting<strong> traditional architectural elements</strong>, such as its <strong>traditional fa&ccedil;ade</strong>, combining them with a contemporary concept that enhances the property and preserves the local identity.</p>

<p>In a context of growing demand, this building represents a unique investment opportunity with high potential for appreciation. Its privileged location, close to shops, services, restaurants and Olh&atilde;o&#39;s emblematic markets, reinforces its exceptional character.</p>

<p>CHARACTERISTICS:<br>Area: 262 <sup>m2</sup> | <span class=&apos;sqft&apos;>2 822 <sup>sq ft</sup></span><br>Useful area: 217 <sup>m2</sup> | <span class=&apos;sqft&apos;>2 330



<sup>sq ft</sup></span><br>Energy efficiency: Free<br></p><div>FEATURES:<br><p>Ruined building</p>

<p>Recovery project</p>

<p>City center</p>

<p>Traditional facade</p>

</div><p>Internationally awarded, LUXIMOS Christie's presents more than 1,200 properties for sale in Portugal, offering an excellent service in real estate brokerage. LUXIMOS Christie's is the exclusive affiliate of Christie's International Real Estate (1350 offices in 46 countries) for the Algarve, Porto and North of Portugal, and provides its services to homeowners who are selling their properties, and to national and international buyers, who wish to buy real estate in Portugal.</p> <p>Our selection includes modern and contemporary properties, near the sea or by the river, in Foz do Douro, in Porto, Boavista, Matosinhos, Vilamoura, Tavira, Ria Formosa, Lagos, Almancil, Vale do Lobo, Quinta do Lago, near the golf courses or the marina.</p> <p>Lic AMI 9063</p>

Built: 1988

## Gyakori

Kész négyzetméter: 262 nm

## Lease terms

Date Available:

## További információ

Weboldal URL: [http://www.arkadia.com/WBID-T10657/?utm\\_campaign=multicast&utm\\_medium=web&utm\\_source=IMLIX.COM](http://www.arkadia.com/WBID-T10657/?utm_campaign=multicast&utm_medium=web&utm_source=IMLIX.COM)

## Contact information

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