



## Investment Opportunity 5 minutes from Lisbon | Store with 80m<sup>2</sup>



### 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 158,420.89

### Elhelyezkedés

Ország:	Portugal
Állam/Régió/Tartomány:	Lisbon
Város:	Amadora
Irányítószám:	2720-797
Feladta:	2026. 04. 07.

### Leírás:

Are you looking for a project with high potential for appreciation? We present this store with 80m<sup>2</sup> of floor area, strategically located on Estrada Militar, in Damaia (Amadora).

The property stands out for its privileged location: it is next to Damaia Train Station and next to the PSP police station, ensuring a constant flow of people and maximum security.

### Property Highlights:

Duplex Configuration: Ground floor with about 20m<sup>2</sup> and a large basement, allowing a clear separation between the service area and the work/warehouse area.

Visibility: 3-metre storefront with direct exposure to the street.

Condition: For total recovery, ideal for those who want to customise the space to the measure of their business or investment project.

Extra Potential: Given the two-storey configuration and the location in a consolidated residential area, it has high potential for conversion to housing under the new Simplex Urbanístico (DL 10/2024).

Excellent opportunity for investors looking to rehabilitate to put on the rental market or for resale.



Initial images redesigned using digital technology

Energy Rating: D

#ref:HT\_30719

## Gyakori

Fürdőszobák: 1

Kész négyzetméter: 80 nm

## Lease terms

Date Available:

## További információ

Weboldal URL: [http://www.arkadia.com/VKVH-T3425/?utm\\_campaign=multicast&utm\\_medium=web&utm\\_source=IMLIX.COM](http://www.arkadia.com/VKVH-T3425/?utm_campaign=multicast&utm_medium=web&utm_source=IMLIX.COM)

## Contact information

IMLIX ID: HT\_30719

