



## listing



### 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 925,417

### Elhelyezkedés

Ország:	Portugal
Állam/Régió/Tartomány:	Leiria
Város:	Caldas da Rainha
Feladta:	2026. 04. 09.

#### Leírás:

A charming villa with a swimming pool, timeless elegance and complete privacy

Set on a carefully landscaped plot of 1,628 m<sup>2</sup>, this property stands out for its imposing presence and timeless architectural lines, where every detail has been designed to convey character, comfort and sophistication.

With 228 m<sup>2</sup> of floor space, this villa offers a perfect balance between spacious rooms, natural light and functionality.

The façade in warm tones, combined with the traditional ceramic tile roof and distinctive architectural details, creates a unique and elegant identity from the very first glance.

#### A cosy and sophisticated interior

On the ground floor, the living area is spacious and bright, distinguished by its high ceilings and magnificent wooden ceiling with exposed beams, which creates an atmosphere that is both cosy and refined.

The living room with a fireplace blends harmoniously with the dining area and the contemporary kitchen, creating a fluid space, ideal for family moments or entertaining guests.

This floor also features:

- 1 bedroom
- 1 en-suite bedroom with walk-in wardrobe
- Guest bathroom
- Functional laundry/storage room

On the first floor, we find:

- 2 additional bedrooms



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- A full guest bathroom
  - One of the bedrooms has a private balcony, facing the pool and garden, offering unobstructed views and an intimate outdoor space

An outdoor space designed for enjoyment

The outdoor area invites you to relax and socialise in complete privacy:

- Private swimming pool (saltwater)
- Covered dining area
- Barbecue area
- Well-maintained and harmonious surrounding garden

It also features:

- Two-car garage with electric charging point
- Storage areas

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Comfort and efficiency

- Solar panels, promoting energy efficiency
- Borehole, ensuring autonomy for watering and garden maintenance
- Air conditioning
- Wood-fired heat recovery unit
- Energy Rating A

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Prime location

Situated in a quiet area with excellent access, the property is just a few minutes from the region's key attractions:

- Foz do Arelho Beach – 10 minutes
- Caldas da Rainha town centre – 10 minutes
- Óbidos – 10 minutes
- Praia D'El Rey Golf Course – 25 minutes
- Access to the A8 – 4 minutes
- Lisbon Airport – 55 minutes

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A unique property, ideal for those seeking a distinctive lifestyle, where timeless charm meets modern comfort, set against a backdrop of tranquillity and elegance.

We assist our clients throughout the entire process, before, during and after the purchase. Financing, investment, and much more. We speak English, French, Spanish, Dutch and Portuguese. For any further information or to arrange a viewing/meeting, I am at your disposal

Book your viewing now and let yourself be enchanted.

#ref: 858607

## Gyakori

Hálósobák:	4
Fürdőszobák:	2
Kész négyzetméter:	228 nm



Telekméret: 1628 nm

## **Lease terms**

Date Available:

## **További információ**

Weboldal URL:

[http://www.arkadia.com/ZAZY-T106451/?utm\\_campaign=multicast&utm\\_medium=web&utm\\_source=IMLIX.COM](http://www.arkadia.com/ZAZY-T106451/?utm_campaign=multicast&utm_medium=web&utm_source=IMLIX.COM)

## **Contact information**

IMLIX ID: 858607

