



## Excellent 2 bedroom apartment with terrace in the city center for rent.



### Informazioni sull'Agente

|                   |   |
|-------------------|---|
| Nome:             | Salomé Teixeira   |
| Nome della ditta: | ComprarCasa<br>Famalicão/ Póvoa de Varzim   |
| Nazione:          | Portugal  |
| Experience since: |   |
| Tipo di servizio: | Selling a Property  |
| Specialties:      |   |
| Property Type:    | Apartments  |
| Telefono:         |   |
| Languages:        | English, Portuguese   |
| Sito web:         | <a href="https://www.comprarcas.a.pt/famalicao">https://www.comprarcas.a.pt/famalicao</a> |

### Dettagli dell'inserzione

|                |              |
|----------------|--------------|
| Proprietà per: | Affitto      |
| Prezzo:        | USD 1,012.62 |

### Posizione

|                              |                                     |
|------------------------------|-------------------------------------|
| Nazione:                     | Portugal                            |
| Stato / Regione / Provincia: | Braga                               |
| Città:                       | Vila Nova de Famalicão              |
| Indirizzo:                   | Vila Nova de Famalicão e Calendário |
| Pubblicato:                  | 01/04/2025                          |

### Descrizione:

2 bedroom apartment with terrace in the city center in good condition and located next to all shops and services with elevator.

Property with kitchen furnished and equipped with water heater, hob and oven, it also has air conditioning.

Don't miss this opportunity and schedule your visit now!

### Requirements for the lease:

- 3 last payslips;
- Employment contract;
- Guarantors (equal documents of guarantors)
- 1 month's rent in advance;
- 2 months deposit;



**NOTE:**

- If you are a real estate consultant, this property is available for business sharing.
- When visiting this property, please bring your identification document;

Vila Nova de Famalicão is a Portuguese city, being part of the sub-region of Ave, belonging to the North Region and the District of Braga. It has an urban area of 11.45 km<sup>2</sup>, 23,230 inhabitants in 2021, and a population density of 2,029 inhabitants per km<sup>2</sup>.

**INVESTORS WHY INVEST IN FAMALICÃO?**

Framing

133 028

Inhabitants

202 km<sup>2</sup>

Territorial area

600K

Quadrilateral inhabitants

Barcelos - Braga - Famalicão - Guimarães

3.6 million

North Inhabitants

6.5 million

Euroregion inhabitants

Galicia and Northern Portugal

Third

National Exporter

2nd

with better surplus

1.9 billion

Export volume

901 million

Net trade balance

Source: INE, 2015

Vila Nova de Famalicão is one of the most enterprising municipalities in the country. The dynamism of its youth, the efficiency, diversity and qualification of human resources, the quality of life and sustained growth make Vila Nova de Famalicão a municipality with a future, good to live in and good to invest in.



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With companies that are national and international references in the textile, footwear, food, public works and tire production sectors, Famalicão is, without a doubt, a municipality with a brand!

With an area of 209 square kilometers, Famalicão is in the group of the largest municipalities in Portugal, with 140 thousand inhabitants. It is close to major cities such as Porto and Vigo, in neighboring Spain, and is close to the Atlantic Sea and the mountains of Portugal's interior.

Excellent motorway network;  
Modern and efficient railway line;  
Proximity to the Port of Leixões, about 25 minutes away;  
Proximity to Sá Carneiro Airport, in Porto, and Vigo.

Famalicão presents itself as an attractive municipality for those who want to invest, with measures that enhance the creation of business, but also the growth and development of companies.

Entrepreneurship Support Office  
Office of Economic Activities and Development  
Entrepreneurship Network  
Incubator Network  
Tax Benefits Program  
Financing

Famalicão is proud to have a set of institutions that foster training, knowledge and creativity.

Citeve Textile Technological Center  
Centi Nanotechnology Center  
Lusíada University  
Cespu  
Excellent Vocational Education  
Proximity to the Universities of Minho and Porto

With a dynamic and enterprising business fabric, Famalicão stands out in the national economy, being for many years:

The third most exporting municipality in the country  
Largest exporter in the north  
Minho's second largest economy...

## **WHY BUY WITH COMPRARCASA FAMALICÃO?**

Because we like to help buyers find their dream home! That's why we work with each client individually, taking the time to understand their lifestyle, needs and desires.

## **WHEN YOU CHOOSE COMPRARCASA FAMALICÃO YOU CAN COUNT ON:**

- A professional expert knowledgeable about the market;
- A partner involved in negotiating on your behalf;



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- The essential tools and systems to speed up the purchase of your home;

**WE ARE COMMITTED TO HELPING YOU WITH THE ACQUISITION OF YOUR HOME THROUGH:**

- Definition of your needs and motivations;
- Financial approval;
- Property search;
- Pre-selection of the properties searched;
- Market analysis;
- Support in negotiation;
- Procedural support;
- Accompaniment.

We have a 360° service indoors.

COMPRARCASA FAMALICÃO has specialized professionals ready to provide you with an excellent service!

COMPRARCASA FAMALICÃO is at your complete disposal to help you make the best decision.

If you want to buy or sell your property, count on a BUYCASA consultant anywhere in the country! -  
REF: 261/A/03790

Nuovo: No

**Comune**

Camere da letto: 2  
Bagni: 1  
Finito piedi quadrati: 70 mq

**Lease terms**

Date Available:

**Contact information**

IMLIX ID: 261/A/03790

