



## 2+1 bedroom villa with garage 5 min. of Ferragudo Beaches



### Informazioni sull'Agente

Nome:	Bruno Pimentel
Nome della ditta:	BP ALGARVE REALTY
Nazione:	Portugal
Experience since:	
Tipo di servizio:	Selling a Property
Specialties:	
Property Type:	Apartments
Telefono:	
Languages:	Portuguese
Sito web:	

### Dettagli dell'inserzione

Proprietà per:	Saldi
Prezzo:	USD 540,093.82

#### Posizione

Nazione:	Portugal
Stato / Regione / Provincia:	Faro
Città:	Lagoa
Pubblicato:	08/04/2025

#### Descrizione:

House T2 | 2 Suites | Office | Box garage | Patio | Schools | Hypermarkets | Parchal - Bela Vista |

Exclusive 2 bedroom villa with quality finishes and materials with east and west solar orientation located in an urbanization with great appreciation 5 minutes from the fishing village and its beaches in Ferragudo, 10 minutes from the magnificent golf courses, daily services such as schools, hypermarkets, restaurants, hospitals, playgrounds, among others of relevance.

This property consists of:

Ground floor we find a hall with full bathroom, office and interior access to the garage closed in box. Following we find a large open-space living and dining room with a fully equipped modern kitchen, from this we have access through large double glazed doors to the laundry and barbecue area with covered terrace and large patio, with a second entrance on the side of the villa.

Floor 1 with access through an imposing staircase with floating concrete steps, we find two en-suite bedrooms. One suite with built-in wardrobe, the other suite with built-in wardrobe and private balcony.

Comfort finishes such as:



- Video intercom system
- Thermal and acoustic insulation,
- ARTEBEL Thermal Block Construction,
- Capoto - ETICS - Exterior cladding of the entire villa
- Premium frames with double glazing,
- Electric shutters,
- Heating of the DHW with ARISTON NUOS EVO A+ heat pump with the use of hot water for the dishwashers and washing machines,
- Home automation system where interior and exterior lighting, heating cooling, security cameras, oscillation and temperature sensors can be controlled,
- Air conditioning in all rooms with WiFi remote controller,
- False ceiling throughout the house with lighting in recessed LED strip profiles,
- TEKA brand appliances,  
(induction hob, oven, microwave, fridge freezer, extractor hood and dishwasher)
- Automatic entrance gate,
- Automatic garage door.

Don't miss this business to invest for your permanent home or to monetize.

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Nuovo:	Sì
Costruito:	2025

### **Comune**

Camere da letto:	2
Bagni:	3
Finito piedi quadrati:	90,35 mq
Dimensione del lotto:	144 mq

### **Lease terms**

Date Available:

### **Contact information**

IMLIX ID:	BP070425
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