



## Contemporary villa with 3 bedrooms and an office, under construction



### Informazioni sull'Agente

|                   |                                                                                         |
|-------------------|-----------------------------------------------------------------------------------------|
| Nome:             | Pera Premium Properties                                                                 |
| Nome della ditta: |                                                                                         |
| Nazione:          | Portugal                                                                                |
| Experience since: |                                                                                         |
| Tipo di servizio: | Selling a Property                                                                      |
| Specialties:      |                                                                                         |
| Property Type:    | Apartments, Houses                                                                      |
| Telefono:         |                                                                                         |
| Languages:        | English, Portuguese                                                                     |
| Sito web:         | <a href="https://www.perapremiumproperties.pt">https://www.perapremiumproperties.pt</a> |

### Dettagli dell'inserzione

|                |                |
|----------------|----------------|
| Proprietà per: | Saldi          |
| Prezzo:        | USD 882,708.44 |

### Posizione

|                              |            |
|------------------------------|------------|
| Nazione:                     | Portugal   |
| Stato / Regione / Provincia: | Faro       |
| Città:                       | Portimão   |
| Indirizzo:                   | Alvor      |
| Pubblicato:                  | 02/10/2025 |

### Descrizione:

Single-family house of Contemporary Architecture with 3 bedrooms and an office, on a plot of land of 190m2 with a swimming pool, inserted in the prestigious Vale Freire Urbanization, in Bemposta, Parish of Alvor.

Villa with a total construction area of 255m2, with two floors with garage for 3 or 4 cars and basement with direct access to the house and technical area.

- On the ground floor there is an entrance hall, large open concept living room, equipped kitchen, integrated and connected to the outdoor space, dining area with double height ceilings and an interior patio that allows more natural light to enter. It also includes a bathroom adapted for reduced mobility. It also has a private pool in the backyard in the south area of the lot, perfect for leisure time.

- Upper floor of the property dedicated entirely to the private area, it has a suite with terrace, bedroom with access to another balcony, facing south and also a functional office space for teleworking or reading



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that can also serve as a bedroom and is oriented to the south.

The mezzanine open to the dining area on the ground floor creates a feeling of spaciousness and luminosity.

This villa was designed to ensure excellent energy efficiency, with high quality thermal insulation, frames with thermal cut, strategic shading and pre-installation of underfloor heating.

The location offers tranquility, proximity to the beaches of Alvor, schools, shops, services and easy access to the main communication routes.

Alvor is a Portuguese town and parish in the municipality of Portimão, with an area of 15.25 km<sup>2</sup> and 6,154 inhabitants (2011). Its population density is 403.5 inhabitants km<sup>2</sup>.

Land of maritime and fishing tradition, of deep religious beliefs, marked by the Mother Church, from which its main portico of great decorative richness stands out, it is known for its beaches and its fishing village near the mouth of the river.

It has always been subject to the misfortunes of toil and misfortunes of the sea. Today, in parallel with artisanal fishing, catering, trade and tourism are the main economic activities.

Although it is customary to hear visitors or outsiders call the village "O Alvor", the designation "O Alvor" refers to the river of the same name. For someone to refer to Alvor, they simply must indicate Alvor or village of Alvor.

Although its main industry is tourism, its economic activities are also agriculture, hotels, restaurants, tourism, commerce, construction and fishing.

- REF: DO4052 BP

Costruito: 2025

## **Comune**

|                        |        |
|------------------------|--------|
| Camere da letto:       | 4      |
| Bagni:                 | 3      |
| Finito piedi quadrati: | 185 mq |
| Dimensione del lotto:  | 190 mq |

## **Lease terms**

Date Available:

## **Contact information**

IMLIX ID: DO4052 BP



# IMLIX

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<https://www.imlix.com/it/>

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