



Excellent 5 Bed Villa For Sale In Midoes Portugal



Informazioni sull'Agente

Nome:	Niall Madden
Nome della ditta:	Esales Property Limited
Nazione:	United Kingdom
Experience since:	2002
Tipo di servizio:	Selling a Property
Specialties:	
Property Type:	Apartments
Telefono:	
Languages:	English
Sito web:	https://esalesinternational.com

Dettagli dell'inserzione

Proprietà per:	Saldi
Prezzo:	USD 209,193.69

Posizione

Nazione:	Portugal
Stato / Regione / Provincia:	Coimbra
Città:	Midoes
Cap:	3420-136
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Descrizione:
Excellent 5 Bed Villa For Sale In Midoes Portugal

Esales Property ID: es5554978

Beco da Padaria 1,

Midoes, Portugal

Exceptional Investment Opportunity: Unique 5-Bedroom Villa in Historic Midões

Nestled in the heart of the Beira Alta region, this uniquely styled village residence offers a rare blend of traditional Portuguese charm and modern efficiency. Located in the perennially popular village of Midões, this expansive property spans three meticulously maintained floors, offering a versatile layout that caters to large families, multi-generational living, or savvy investors looking for a high-potential rental property. With five bedrooms, three bathrooms, and a breathtaking rooftop terrace, this villa is



more than just a house—it is a gateway to the authentic Portuguese lifestyle.

Prime Location and Unbeatable Access

Midões is a village steeped in history, known for its noble manor houses and 'Palace of the Four Seasons.' This property sits at the very pulse of the village, placing you within easy walking distance of local life. Imagine starting your morning with a short stroll to the local bakery for fresh pão, or enjoying an evening espresso at a nearby café. The village is well-equipped with bars, restaurants, and essential shops, ensuring daily convenience without the need for a car.

For broader amenities, the property is strategically positioned between two major hubs:

- * **Tábua:** Only 8 km away, providing access to larger supermarkets, banks, and municipal services.
- * **Oliveira do Hospital:** A bustling city just 11 km away, offering a wider array of shopping, healthcare, and educational facilities.
- * **Regional Connectivity:** The villa is perfectly placed for cultural day trips, located 1 hour and 10 minutes from Coimbra, a UNESCO World Heritage site, and approximately 2 hours and 20 minutes from Porto International Airport.

A Grand Entrance and Ground Floor Versatility

The property makes an immediate impression upon arrival. Access is gained through a set of large, elegant double gates that open into a private, sun-drenched patio. This outdoor space is designed for functionality and leisure, featuring a dedicated workspace and storage area complete with a traditional barbecue setup—perfect for hosting summer gatherings.

A standout feature of this villa is the independent ground floor. Accessed directly from the patio, this level functions as a self-contained apartment. It comprises:

- * A fully functional kitchen and cozy living area.
- * An expansive, well-lit bedroom.
- * A modern, full bathroom.

This independent configuration is a significant asset. It provides an ideal space for hosting visiting friends and family with total privacy, or it can be utilized as a high-yield rental unit (long-term or Airbnb) to generate a steady income stream while you reside in the upper floors.

The Heart of the Home: First Floor Elegance

An elegant external staircase leads from the patio to the first-floor balcony, offering a secondary, formal entrance to the main residence. Inside, the layout is spacious and fluid. The large, fully equipped kitchen serves as the heart of the floor, featuring a generous dining area designed for family feasts.

The adjacent living room is both grand and cozy, anchored by a large fireplace. This fireplace is cleverly integrated into a central heating system with radiators throughout the house, ensuring the home remains



warm and inviting during the cooler months. For year-round comfort, this level is also equipped with modern air conditioning. To the left of the main hallway, you will find two spacious double bedrooms, one of which currently serves as a quiet, productive home office. A well-appointed family bathroom and a stunning polished granite staircase complete this level.

Second Floor Sanctuary and Rooftop Vistas

Following the granite stairs to the top level, you are greeted by a second living room. This additional lounge area provides a wonderful 'breakout' space for children or guests, ensuring everyone in a large household has room to breathe. This floor houses two more bright double bedrooms and a third bathroom equipped with a modern shower.

The true 'jewel in the crown' of this property is accessed through a small hallway on this level: the rooftop terrace. This west-facing outdoor sanctuary offers panoramic views of the village church and the distant mountain ranges. It is the ultimate spot for sunbathing, alfresco dining, or simply nursing a glass of local Dão wine while watching the sunset paint the sky over the Portuguese countryside.

Modern Efficiency and Technical Specifications

This villa has been maintained to an exceptional standard and is offered in 'ready to move in' condition. It stands out in the market for its high energy efficiency, boasting an Energy Class A rating—a rarity for village properties of this character.

Key Features & Equipment:

- * Climate Control: Central wood-burning heating via fireplace/radiators and full air conditioning (heating and cooling).
- * Sustainability: Solar energy system installed for highly efficient water heating.
- * Space: 123 m² of gross construction area, optimized across 3 floors.
- * Condition: Recently updated and meticulously cared for, requiring no immediate renovation.

Why This Property?

Whether you are looking for a permanent residence to enjoy your retirement, a spacious vacation home for the whole family, or a dual-purpose investment that pays for itself through rentals, this Midões villa is a peerless choice. It captures the essence of Central Portugal—solid granite accents, warm community ties, and breathtaking views—while providing the modern comforts of a new build.

A physical visit is essential to appreciate the quality of the finishes, the flow of the rooms, and the sheer tranquility of the rooftop views. This is an opportunity to own a piece of Portuguese heritage with all the conveniences of the 21st century.

ABOUT THE AREA

Midões is a historic village and civil parish located in the municipality of Tábua, within the Coimbra



District of Central Portugal. Nestled between the rivers Cavalos and Mondego, the village is characterized by its lush, rolling hills and a tranquil atmosphere that feels worlds away from the busy coastal tourist hubs. It has a long-standing history that dates back to Roman times, and for centuries—from 1514 until 1853—it served as a significant administrative center before the municipal seat was moved to Tábua.

The village is renowned for its 'noble' character, evidenced by the numerous stately homes and manor houses that line its cobbled streets. The most iconic of these is the Palácio de Midões (also known as the Palace of the Four Seasons), a 19th-century masterpiece commissioned by the second Viscount of Midões. Other notable landmarks include the Pelourinho de Midões, a historic pillory classified as a monument of public interest, and the Mother Church dedicated to Our Lady of the Snows, which stands as a testament to the village's deep-rooted religious heritage.

Beyond its architectural beauty, Midões is a gateway for nature lovers and those seeking an authentic rural Portuguese experience. The surrounding landscape offers a variety of outdoor activities, from hiking through pine-scented trails to relaxing at nearby river beaches like the Praia Fluvial de Avô. The village also maintains a vibrant community life, hosting annual festivals that celebrate local folklore, traditional music, and regional gastronomy, including the famous hearty cheeses and olive oils produced in the Beira Alta region.

For travelers planning a visit, the nearest major international airport is Porto (OPO), located approximately 150 to 170 kilometers away, which is about a two-hour drive. While Viseu (VSE) has a smaller regional airfield closer by (roughly 50 minutes away), Porto remains the most practical choice for most visitors due to its wide range of international flight connections and car rental services.

MAiN FEATURES:

- * 123m² of living space after redevelopment
- * 500m² plot
- * 5 Bedrooms
- * 3 Bathrooms
- * Stunning Views
- * Street Parking
- * Close to essential amenities such as supermarkets and pharmacies
- * Close to many excellent bars and restaurants
- * Great base from which to discover other fantastic areas of Portugal
- * Many excellent sports facilities, walking and cycling areas nearby
- * Rental Potential through Airbnb and Booking.com

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Comune

Camere da letto:	5
Bagni:	3
Finito piedi quadrati:	123 mq
Dimensione del lotto:	500 mq



Utility details

Heating: Si

Lease terms

Date Available:

Contact information

IMLIX ID: IX8.224.216

