



## listing



### Agent Info

Naam:	ArKadia
Bedrijfsnaam:	
Mistlampen:	United Kingdom
Telefoon:	
Languages:	Dutch, English, French, German, Italian, Polish, Portuguese, Romanian, Russian, Spanish, Swedish

### Advertentie details

Vastgoed voor:	Koop
Prijs:	USD 455,692.47

### Locatie

Aanbevolen Auto Onderdelen:	Portugal
Staat/Regio/Pronvincie:	Leiria
Plaats:	Caldas da Rainha
Geplaatst:	18-03-2026

### Omschrijving:

**YOUR DREAM HOME BY THE SEA: COMFORT AND MODERNITY JUST A FEW STEPS FROM THE BEACH!**

If what you're looking for is quality of life, tranquillity and proximity to the sea, this contemporary villa will redefine your concept of home. Set on a 275 m<sup>2</sup> plot, in a quiet and picturesque area of a charming village, it is surrounded by green nature, with the sea just a few steps away.

With a total built area of 145 m<sup>2</sup>, this spacious villa offers a large living area, with a living/dining room integrated into the fully equipped open-plan kitchen. On the ground floor, there is a bedroom with fitted wardrobes and a practical service bathroom with shower. On the second floor, there are two additional bedrooms with fitted wardrobes and a bathroom with a bath and a double washbasin. The clever distribution of space gives the house a cosy atmosphere, while the excellent sun exposure guarantees light throughout the day.

Outside, the property offers a swimming pool surrounded by an elegant paved floor, as well as a barbecue area, a shower and a well-kept garden with an automatic watering system and lighting, creating the perfect setting for leisure time. Although there is on-street parking, the villa also has a pergola and private space for parking up to 2 cars.

With high-quality finishes, this villa has been designed to offer maximum comfort and efficiency. It has state-of-the-art thermal insulation, electric shutters, double glazing, a central vacuum system, air conditioning, solar panels and automatic gates, guaranteeing a modern and sustainable living experience.



ENVIRONMENT - an area surrounded by greenery, with varied and breathtaking landscapes, only 5 minutes from São Martinho do Porto, where you'll find the most beautiful bay in Portugal, 10 minutes from the beach of Foz do Arelho and the Óbidos lagoon, and 15 minutes from Caldas da Rainha.

Within 30 km you'll find four world-class golf courses, 17 km from Nazaré, 21 km from the historic town of Óbidos, 40 km from Peniche and 100 km from Lisbon International Airport.

In the village you'll find a variety of shops and services, as well as a home for the elderly, a preschool and a cultural and sports centre. It is well served by public transport. Access to the A8 motorway is 8km away.

This is your opportunity to create the home of your dreams by the sea, in a truly exceptional location!

Shall I reserve it for you?

#ref: 140284

## Algemeen

Slaapkamers:	3
Badkamers:	2
Afgewerkte vierkante meter:	145 m <sup>2</sup>
Lot Afmeting:	275 m <sup>2</sup>

## Lease terms

Date Available:

## Aditionele informatie

Website URL: [http://www.arkadia.com/ZAZY-T98533/?utm\\_campaign=multicast&utm\\_medium=web&utm\\_source=IMLIX.COM](http://www.arkadia.com/ZAZY-T98533/?utm_campaign=multicast&utm_medium=web&utm_source=IMLIX.COM)

## Contact information

IMLIX ID: 140284

