



## Building with two ground floor buildings, located in Terrugem - Elvas - Alentejo



### Agent Info

Name: António Pereira  
Company: ITHLUX  
Name:  
Country: Portugal  
Experience since:  
Service Type: Selling a Property  
Specialties:  
Property Type: Apartments  
Phone:  
Languages: Portuguese  
Website:

### Listing details

Property for: Sale  
Price: USD 174,319.29

### Location

Country: Portugal  
State/Region/Province: Portalegre  
City: Elvas  
Posted: May 11, 2026

### Description:

Located in the parish of Terrugem in the municipality of Elvas, we present this versatile commercial and residential space, with high potential for various uses.

With a total area of 706 m<sup>2</sup> of gross area entirely on the ground floor. This property stands out for its excellent distribution of spaces, abundant natural light and ample capacity to adapt to different activities.

The property also has a living space, with a pleasant private garden, ideal for leisure time or as a complementary wellness area.

With a lot of potential for use thanks to its strategic location and interior configuration, this space can be easily adapted for various activities, whether commercial or residential, with easy access and good visibility, with large areas and plenty of natural light throughout the day.

### Property 1

Corridor that gives access to the various existing rooms

Room 1

Room 2

Lounge



## Storage

Outdoor area with access gate to the street

Bathroom

Other storage.

## Property 2

Rooms

Living Room

Kitchen

Outdoor garden

## The parish has:

Primary Schools

Village Shops

Cafes and pastry shops

Kindergarten

Green spaces

## Why invest and live in Portugal?

7th safest country (Global Peace Index 2024 2025)

Excellent infrastructure and motorway network

Top tourist destination (World Travel Awards)

Lisbon, Porto, Madeira and Algarve among the most awarded destinations (WTA)

Mild climate all year round Summer: 25°C | Winter: 15/16°C

Top 10 in quality of life (InterNations)

One of the best countries for expats to live in (InterNations)

Mediterranean Diet Cultural Heritage (UNESCO)

Excellent gastronomy

Praia da Marinha (Algarve) among the best international beaches (Tripadvisor)

Award-winning Portuguese wines (Forbes rankings)

Portuguese people recognized for their hospitality (InterNations)

Don't miss this opportunity and book your visit today

- REF: ITH3891

## Common

Bedrooms:	3
Bathrooms:	2
Finished sq. ft.:	376 sq m
Lot Size:	706 sq m

## Lease terms

Date Available:



## **Additional information**

Virtual tour URL: <https://virtualhome360.pt/app/viewer/ITH3891>

## **Contact information**

IMLIX ID: ITH3891

