



listing



Agent Info

Name:	ArKadia
Company Name:	
Country:	United Kingdom
Phone:	
Languages:	Dutch, English, French, German, Italian, Polish, Portuguese, Romanian, Russian, Spanish, Swedish

Listing details

Property for:	Sale
Price:	USD 85,390.11

Location

Country:	Portugal
State/Region/Province:	Lisbon
City:	Mafra
Posted:	Aug 04, 2026

Description:

Sobral da Abelheira | 4,250 m² of Nature, History and Potential

There are lands that are bought for reason. And there are others that choose us with the heart.

This is one of those places.

Upon entering the property, one immediately feels the tranquility of an old orchard, where time seems to have followed a different rhythm. The apple and pear trees continue to bear fruit, cultivated organically for several years, preserving the authenticity of the land and offering the possibility of future organic certification.

At the center of this setting stands a small legalized agricultural building, existing since 1944. At just 18 m², it is far more than a structure: it is the living memory of generations who cared for this land, harvested its fruits and respected nature.

It is easy to imagine spring mornings among flowering trees, the aroma of apples and pears in late summer and days spent cultivating a vegetable garden, far from city noise. A place where the goal is not merely to own land, but to create a refuge, produce food, breathe and live with greater calm.

And perhaps the greatest potential of this space lies precisely in its history. The existence of this building predating 1951 opens a very interesting opportunity for those who understand the legislation and wish to



explore the potential of a future Ruin Declaration, significantly enhancing the property value.

Technical Information

Location: Sobral da Abelheira, municipality of Mafra.

Approximate distances:

- * Ericeira: approximately 12 km
- * Mafra: approximately 9 km
- * Lisbon: approximately 45 km

Total area: 4,250 m².

Existing building: legalized agricultural support structure, 18 m², registered since 1944.

Crops: orchard of apple and pear trees in organic production mode, with potential for certification.

Enhancement potential: excellent conditions to evaluate obtaining a Ruin Declaration, allowing for framing future rehabilitation projects, subject to analysis and approval by competent authorities.

Ideal for: organic agriculture, permaculture project, small rural retreat or investment with strong potential for property value enhancement.

#ref: 987470

Common

Finished sq. ft.: 4250 sq m

Lot Size: 4250 sq m

Lease terms

Date Available:

Additional information

Website URL: http://www.arkadia.com/ZAZY-T109343/?utm_campaign=multicast&utm_medium=web&utm_source=IMLIX.COM

Contact information

IMLIX ID: 987470



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