



## Luxury Duplex Penthouse with 330m<sup>2</sup> and Private Pool | Enseada, Guarujá



### Informações do Revendedor

Name:	António Pereira
Nome da Empresa:	ITHLUX
País:	Portugal
Experience since:	
Tipo de Serviço:	Selling a Property
Specialties:	
Property Type:	Apartments
Telefone:	
Languages:	Portuguese
Website:	

### Detalhes do anúncio

Imóveis para:	Venda
Preço:	BRL 1,650,000

### Localização

Adicionado: 08/07/2026

Informação adicional:

Absolute Privacy, Generous Space and Exclusive Leisure in the Heart of Guarujá

ITHLUX presents this magnificent duplex penthouse, the perfect choice for those looking for the grandeur and privacy of a villa with the security of a vertical condominium. With a monumental floor plan of 330 m<sup>2</sup>, the property stands out for its integrated social areas, excellent natural lighting and a spectacular private leisure area on the upper floor, free from the eyes of others.

Interior Distribution and Differentials:

**Intimate and Social Wing (Lower Floor):** Composed of 3 comfortable bedrooms (1 suite), rich in built-in closets and equipped with air conditioning. It has an imposing living room for 2 large environments, charming balcony, fully planned kitchen with cabinets, service area and full service bedroom with bathroom (maid's quarters).

**Private Oasis (Top Floor):** A true exclusive leisure terrace equipped with a private pool, barbecue and solarium, ideal for receiving guests with total discretion and comfort.

**Amenities:** The property is marketed furnished and has 2 dedicated parking spaces.

**Condominium Infrastructure and Leisure:**



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The building offers a collective leisure structure of high standard and total security:

Wellness: Fully equipped gym, communal pool and elegant ballroom.

Security: Concierge with 24-hour access control, integrated security, modern elevators and pet-friendly policy.

### Location and Strategic Surroundings

Privileged Address: Located at Rua Abdala Daiggi, in one of the quietest, safest and most frequented areas of Praia da Enseada, in Guarujá, SP.

Elite Commerce: Located in the "Heart of Guarujá", with easy access on foot or a few minutes by car from the best gastronomic restaurants, premium supermarkets, gourmet bakeries, bank branches and shopping centers.

### Transportation and Logistics Access

Connectivity: Excellent road flow with quick access to the Cônego Domênico Rangoni Highway, allowing a fluid connection with the Anchieta-Imigrantes System for those traveling from the capital São Paulo (about 1h15 trip). Easy access also to the urban center of Guarujá and Pitangueiras.

Net Area: 330 m<sup>2</sup>

- REF: ITH4493

Novo: Não

### Comum

Quartos de dormir:	3
Banheiro:	5
Pés quadrados acabados:	330 m <sup>2</sup>

### Lease terms

Date Available:

### Contact information

IMLIX ID: ITH4493

