



# IMLIX

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## Building Land with 1,439 m<sup>2</sup> – Rua das Vessadas, Maceda (Ovar)



### Emlakçı Bilgisi

İsim: António Pereira  
Şirket Adı: ITHLUX  
Ülke: Portugal  
Experience since:  
Hizmet tipi: Selling a Property  
Specialties:  
Property Type: Apartments  
Telefon:  
Languages: Portuguese  
Web sitesi:

### İlan Detayları

İçin mülk: Satılık  
Fiyat: USD 125,638.27

### Konum

Ülke: Portugal  
Eyalet/Bölge/ Şehir: Aveiro  
Şehir/İlçe: Ovar  
Yayınlandı: 23.01.2026  
Açıklama:  
Excellent opportunity to build your dream villa

We present this magnificent plot of land with 1,439 m<sup>2</sup>, located in the quiet Rua das Vessadas, in Maceda Ovar, ideal for those looking for space, privacy and quality of life, without giving up good access.

With an excellent road front and flat configuration, the land offers excellent conditions for the development of a housing project, benefiting from easy access and constructive versatility.

### Key features:

Total area: 1,439 m<sup>2</sup>  
Type: Rustic land with strong construction potential  
Purpose: Single-family housing (subject to council confirmation)  
Topography: Flat terrain, ideal for construction and with lower earthmoving costs  
Infrastructure: Electricity, water and sanitation available nearby

### Potential and Investment:

The generous area allows the construction of a spacious villa, with a garden, swimming pool, leisure area or even vegetable garden, being an excellent option both for own housing and for investment in a growing



area with high demand.

#### Strategic Location:

A few minutes from the center of Maceda

Good access to the A29

Close to schools, shops and services

Short distance from the beaches of Esmoriz and Furadouro, combining the tranquility of the countryside with the proximity of the sea

#### Important Note:

I inform you that the land has high constructive potential for single-family housing. However, it is up to the buyer to confirm with the Municipality of Ovar (Department of Urbanism) the feasibility of construction, maximum areas, indexes, setbacks and other technical parameters, according to the PDM in force.

#### 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 for 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)

Portuguese wines awarded (Forbes rankings)

Portuguese people recognized for their hospitality (InterNations)

- REF: ITH4022

#### Lease terms

Date Available:

#### Contact information

IMLIX ID:

ITH4022



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