

New villa in traditional Portugese style with stunning views, Salir de Matos, Silvercoast PT



 7.056 m²
 223 m²
 3 Bathrooms
  1 WC
  3 Bedrooms

Reference:	PL433	
Contract:	Sale Silver Coast	
Property Status:	Ready to move in	New Build
Price:	725.000 €,=	
Energy class:	A+	
Typology:	Villa/Detached	
Construction year:	2018	

Features:

- Swimming Pool
- Basement
- Garage
- Solar Panels
- Central heating
- Villa detached
- Pellet heating
- Garden
- Countryside
- Fenced
- Terrasse
- Countryside view
- Kitchen equipped with appliances
- Laundry
- Fruit trees
- Double thermal glazing
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Internet available

- Electric gate
- Exclusive

Property description:

This recent south-facing detached villa in traditional Portuguese style with A+ energy certificate is located in a quiet street and offers beautiful views over the countryside. The land is 7,056 m² and the house has a living area of 223 m².

The villa has 2 floors. The top floor at street level comprises the living area. The ground floor offers a very spacious garage and technical rooms. The living area has central heating fed by a pellet stove. Solar panels provide hot water, also for the central heating system.

This villa offers:

- An entrance hall with fitted wardrobes
- Guest toilet
- Open-plan kitchen/dining/sitting area
- Laundry and storage room
- 2 bedrooms, which share a bathroom with bathtub/shower
- 1 master bedroom with dressing room and bathroom with shower and hammam
- Very spacious garage, storage, recreational room with additional bathroom with shower.
- a swimming-pool.

Each room of the living area offers access to the terrace and pool.

The villa is built in a U-shape, so the pool and terrace are partly shielded from the wind.

There is access to the garden via the garage or driveway. The driveway along the house leads down to the garage. The property is partially fenced with rocks and has an electric entrance gate. It is 93 km from Lisbon airport, 10 km from the famous São Martinho do Porto bay, 13 km from Foz do Arelho beach and 20 km from Nazaré beach. Shops and amenities within a distance of 2 km.