Ana Isa Cação

Tel: 969068453

Email: anaisacacao@dsprivate.com

Preço: 3 750 000 €

4	2	✖	400 sqm	0 sqm	✔

Ref. DSPSETUBALASG29_1 | Grândola

Townhouse T4 in Tróia.

Construction of independent villas in the Peninsula of Tróia, in Soltroia, municipality of Grândola, district of Setúbal.
Project with luxury finishes T4 in suites, and there is the possibility of having another suite, passing the T5.
Located in a privileged area of premium architecture, modern design, unique and exclusive, with excellent areas and lots of light.
The land is located in a quiet and privileged tourist urbanization of the beautiful Peninsula of Troy and a few meters from the spectacular Atlantic beach that has a vast sandy beach and a unique landscape.
The region has several activities for the whole family and you can also make the aquataxi or ferry boat crossing from the port of Setúbal. Two river terminals guarantee the shortest connection to Troy: shopping dock (ferries) and pier 3 (catamarans).
Minutes from Setúbal, less than an hour to Lisbon and a few km from Alcácer do Sal, Comporta and Carvalhal.
Possibility of sale with turnkey and / or possibility of the buyer make some changes to the project.
The villa can also be delivered with luxurious décor to match with the owner upon showroom presentation and with value to wake up. The land, plant and design are available in the photos.

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Features:
- Contemporary Architecture
- Modern finishes
- Central Vacuum, Solar Panels, Electric Blinds, Mitsubishi Air Conditioning in all rooms
- 2 floors
- 4 bedrooms en suite with possibility to add another room
- Bathroom with window with solar lighting, living room and kitchen in open space island, overlooking the pool
- Fully equipped kitchen
- Oscilus frame stop with thermal and acoustic cut in both rooms including bathrooms
- Video surveillance on both floors
- 2 Alarms: one for the House and the other for garage being independent
- 6 surveillance video cameras distributed around the house, connected directly to the mobile phone
- Parking lots
- Storage
- Saltwater pool with waterfall and Leds
- Old Portuguese Garden and Causeway
- 3 cardinal points: East, West, South

The land has enough area for the construction of two villas.
Don't miss this opportunity to live by the Sado River!

Mark your visit!
For more information contact 969871867 (call to the national mobile network) or by email setubal@dsprivate.com

Visit our website: https://www.dsprivate.com/estate_agency/ds-private-setubal/

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General features

- Air conditioning
- Garden
- Views: Sea views, Countryside views
- Electric shutters
- Energetic certification: Exempt
- Access to people with mobility difficulties
- Central vacuum system
- Solar system
- Security alarm
- Thermal acoustic window frames
- Solar orientation: South, East, West
- Garage