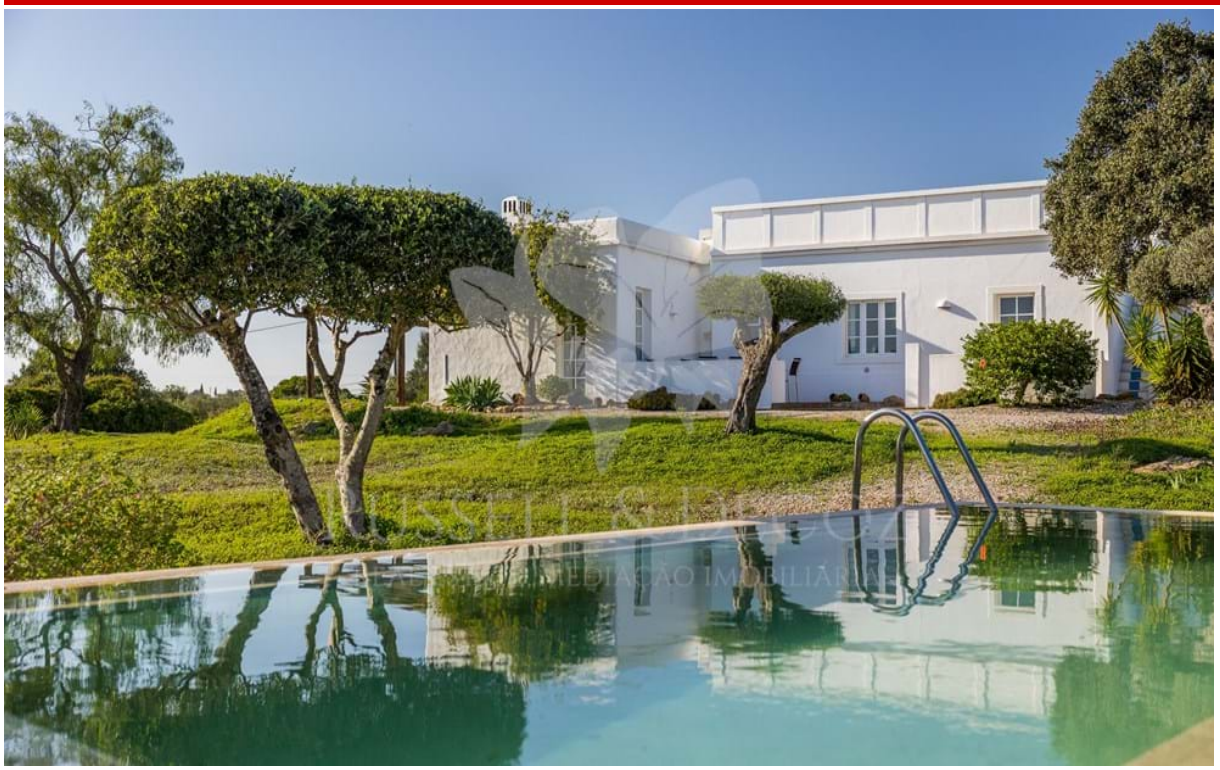
RUSSELL & DECOZ
REAL ESTATE
Welcome HOME - since 1992

Established in 1992 Moncarapacho, Algarve - Portugal
AMI: 870

Desirable renovated & extended 2+ bedroom villa in large natural plot with sea views, & “pool” Near Fuseta.



3

3

135 sqm m2

7185 sqm m2

CLASSE ENERGÉTICA

POA Moncarapacho HOME2388V

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These particulars are a guide & do not constitute any part of a legally binding contract or offer. No liability is accepted for errors in content, omission or mis-statement. Russell & Decoz Lda., does not give any warranty in relation to this property.

HOME2388V

Beautifully presented 2+ bedroom villa in a natural plot of over 7,000 m2, sea views, “pool” and pond in the popular Ria Formosa area of East Algarve.

Situated along a quaint dirt track near the coastline and the charming towns of Fuseta and Olhão, this property enjoys a serene location within the Ria Formosa nature reserve. Set privately at the centre of a spacious plot, it features a variety of native plants that thrive with minimal maintenance. On the south side of the house, a beautifully tiled water tanque adds charm, while a generously sized pond on the west side enhances the tranquillity of the outdoor space, making it an ideal setting for family relaxation and enjoyment.

The ground floor offers a welcoming entrance hall, which could be converted into a small bedroom if desired. There’s a well-equipped kitchen with a dining area, a master bedroom with a walk-in closet and ensuite shower room, a large living and dining room with a wood burner and terraces to the South and West. An additional sitting room, also with a wood burner, this could also serve as a bedroom and it includes an en-suite shower room and a small closet/storage room. Additional rooms on this level include a laundry room and a technical room. Part of the roof terrace has been enclosed, creating an additional room with a small adjoining space featuring a WC and wash basin, access is achieved by an external stair case to the roof terrace.

Adjacent to the main house is a carport / woodstore, along with an outdoor shower room and a workshop, providing convenience and extra functionality.

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Features

- Fireplace
- Water: Private supply, Borehole, Softener
- Sewage: Septic tank & soak away
- Construction overview: Natural stone walls, Single brick, Concrete roof, Double glazing, Aluminium units, Tiled floors
- Air conditioning
- Kitchen: Fitted & equipped
- Security / alarms: Manual shutters
- Parking: Carport, Driveway
- Garden details: Easy maintenance, Garden lights, Partially enclosed, Natural, Pond or lake
- Additional accommodation: Self contained, Guest suite
- Proximity: Playground, Beach, Golf course, Shopping, Restaurants, City, Open field, Hospital, Airport, Pharmacy, Public Transport, Schools, Public Swimming Pools
- Pool details: Exterior pool, Above ground, Tiled
- Private property
- Airport: 25 mins in the car
- Walking distance from: Restaurants, Bus stop
- Electricity: Mains - 3 phase
- House water heating: Electricity
- Communications: Wi-fi
- Heating: Electric, Wood burner
- Air conditioning: Split units, Reversable, Dehumidifier
- Internal storage: Pantry
- Furniture: Furniture negotiable, White goods
- Garden
- Outside space: Pergola, Terrace, Roof terrace
- Extras: Separate laundry, Work shop
- Pool
- Pool size: 6 x 3
- Construction year: 1994
- Location / access: In the countryside, Not overlooked
- Views: Country views, Sea view, Garden

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