COLDWELL BANKER | PORTUGAL

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Ref
CB10-0098
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Villa in the Quinta de Peru Golf complex
Sesimbra, Setúbal

4 Bedroom(s)

4 Bathroom(s)

293 sqm Gross Area

1517 sqm Plot Area

B⁻ CLASSE ENERGÉTICA

1 900 000 €

CB10-0098

AMI 18714

Features

- Bathroom(s): 4
- Total interior bedroom(s): 1
- Bathroom Area: 4,7 m²,7,7 m²,6,2 m²,5 m²
- Living Room Area: 60,5 m²,19,7 m²,15,2 m²
- Proximity: Shopping
- Living rooms(s): 3
- Energetic certification: B-
- Number of floors: 3
- Total bedroom(s): 4
- Evolving Zone: Hypermarket
- Land Area: 1517 m²
- Interior bedroom(s) area: 40 m²

Villa in the Quinta de Peru Golf complex

This exceptional 4-bedroom villa, nestled within 1,517 m^2 (16,329 sq. ft) of land, backs onto the 6th hole in the exclusive Quinta do Peru, a mere 30-minute drive south of Lisbon. The villa promotes an open-air lifestyle, boasting ample verandas for each bedroom, offering views over the golf course, alongside a heated pool and jacuzzi. The mature, illuminated garden features automatic sprinklers and an exterior dining area complete with a barbecue, providing direct access onto the fairway.

The villa spans three floors:

Ground Floor: Comprises a substantial lounge with a fireplace, adjoining a dining area and a fully equipped kitchen. This level also includes a social bathroom, a bedroom with an en-suite bathroom, and a separate lounge/office area.
First Floor: Houses 3 bedrooms, one with an en-suite and the other two sharing a bathroom. All bedrooms are equipped with terraces and fitted wardrobes.
Basement: Features a large utility room, including a laundry area and a central heating boiler.
Constructed in 2009, the house is bathed in abundant natural light, creating an airy atmosphere and an inviting, refined charm. The high-quality finishings include elegant bathrooms, tilt-and-turn windows, hardwood floors, central heating, and ambient music. Parking at the front of the house accommodates 6 cars, with 2 covered spaces.

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The condominium ensures security with 24-hour surveillance, including nocturnal rounds, a gatekeeper for deliveries, and daily garbage collection.

Located in the town of Azeitão, renowned for its wine and cheeses, the Quinta is proximate to several attractions. These include the protected Arrábida Nature Park, ideal for hiking and cycling, the Sado estuary for water sports, and the beaches of Sesimbra and Meco.