COLDWELL BANKER

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Ref
CB11-A/04484
Scan QR code to view property

Varandas do Jardim
Ponta Delgada, Ilha de São Miguel

0 Bedroom(s)

0 Bathroom(s)

2383 sqm Gross Area

1840 sqm Plot Area

N/A CLASSE ENERGÉTICA

POA

CB11-A/04484

AMI 9792

Features

- Proximity: , , , , , , ,
- Floors: 3
- Private condominium
- Communal parking
- Roof terrace
- Basement
- Views: , ,
- Lift
- Central location
- Parking places
- Energetic certification:

Varandas do Jardim

At the gates of the Historic Centre of the city of Ponta Delgada, the Varandas do Jardim Building has its genesis in a unique historic area, where one of the main botanical gardens of the Azores stands out, the Antonio Borges Garden, built between 1858 and 1861, where the Chapel of the Holy Trinity, one of the oldest temples in the city, would be transferred in the 1960s. A paradigmatic example of nineteenth-century landscaping, influenced by the English landscape school and demonstrating the enormous enthusiasm for botanical collecting, this magnificent historic garden is also inspired by the currents of the picturesque and the sublime, creating varied and somewhat wild scenarios.This unique project aims to connect this centennial context to the modernity of the 21st Century, which translates into a building with a focus on respect for its surroundings, on the quality and sustainability of construction, guided by refinement and good taste.The Varandas do Jardim Building is developed on 3 floors plus basement, and consists of 15 housing units, 2 of which are of the T4 typology, 7 of the T3 typology, and 6 of the T2 typology.The apartments are fully designed to provide the greatest comfort and convenience, being characterised by generous areas, elegant lines, excellent finishes and good natural lighting, as well as by the large outdoor areas, with patios on the ground floor, and spacious balconies on the upper floors, which allow a magnificent view of the sea in the south-facing fractions. and an equally impressive view of the Garden in the north-facing fractions. The swimming pools, facing south on the ground floor, and, on the top floor, facing the garden, which, due to their elevation, still glimpse the city and the sea, are a strong enhancing element of this imposing scenery, enabling the complete absorption of the energy that radiates from this location of excellence.Located in an area covered by the REVIVA urban rehabilitation incentive program, benefiting from IMI exemption for 10 years, and, in the case of permanent housing, IMT exemption on acquisition.

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