Tânia Da Cruz
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Ref
CB03-0982
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Building with two units, sea view, for sale in Paredes de Vitória, Pataias.

Alcobaça, Leiria

6 Bedroom(s)

2 Bathroom(s)

566 sqm Gross Area

990 sqm Plot Area

F CLASSE ENERGÉTICA

750 000 €

CB03-0982

AMI 9513

Features

- Equipped kitchen
- Water heater
- Kitchen: Oven, Dishwasher
- Central Heating Pre-Installation
- Suite(s): 2
- Balconies: 2
- Barbecue
- Wardrobes: 6
- Garden
- Pool type: Private
- Pool WC
- Saltwater pool
- Proximity: Beach, Restaurants, City, Open field, Pharmacy
- Paved Access
- Communal Swimming Pool: Exterior
- Private Pool: Exterior
- Access to the grounds: Asphalt
- Kitchen
- Distance from the Sea: 500m
- Internet connection available
- Wi-Fi connection
- Extractor Fan
- Well
- Turkish Bath
- Barbecue
- Sealed land area
- WC for visitors
- Accessability\proximity: Beach at 5m
- Energetic certification: F
- Solar orientation: North, South
- Water: Main grid
- Electricity: Main grid
- Gas: Main grid
- Rental licence
- Number of floors: 3
- Laundry
- Communal parking
- Kitchenette
- Views: Sea View, Beach view
- Double glazing
- Electric garage gate
- Pantry
- Main drainage
- Converted attic
- Parking places
- Parking place type: Interior
- Garage: Yes
- Solar Orientation: North/South
- Lift: No
- Land Area: 990m2
- Terrace Area: 34,75

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This building consists of:

Unit A: Comprising an entrance hall, kitchen, living room, 2 bedrooms, one suite, a shared bathroom, pantry, and a balcony with sea view. It also includes an internal staircase, garage, and storage in the basement with 247m². It has an exclusive north-facing terrace of 34.75m² with a barbecue.

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Unit B: Includes an entrance hall, kitchen, living room, 2 bedrooms, one suite, a shared bathroom, pantry, and a balcony with sea view. It features a large attic for storage with all necessary connections for the construction of an additional T1 apartment, an internal staircase, garage, two storage rooms, 1 bathroom, a machine room, and a basement with a total area of 556m². It also has a pergola with a barbecue, a lake, swimming pool with diving board, changing rooms and sauna, a garden with a water mirror, vegetation, and a natural stone walking path, exclusive to the north with 624m².

All the woodwork in this building is made of solid pine. All bedrooms have built-in wardrobes.

Common areas: Southern courtyard, shared between the two units. Common passage to the east, the roof, basement roof, the land, and all remaining parts of the building structure.