COLDWELL BANKER

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Ref
CB06-0240B7A
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4 Bedroom Duplex with Rooftop and Private Pool | UNIQUE Benfica

Lisboa, Lisboa

4	4	341,7 sqm	0 sqm	A CLASSE ENERGÉTICA
Bedroom(s)	Bathroom(s)	Gross Area	Plot Area	

2 200 000 €

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AMI Licença AMI 6332

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Features

- Heated towel rails
- Fire detector
- Washing machine
- Dishwashing machine
- Refrigerator
- Air conditioning
- Microwave
- Equipped kitchen
- Laminated floor
- Water heater
- Kitchen: Hob, Oven, Fridge, Microwave, Dishwasher, Washing machine, Drying machine, Exhaust, Water heater, Combined
- Thermal cut window frames
- Electric vehicle charging
- Combination Furniture
- Intrusion Detector
- Flood Detector
- Underfloor heating: Hydraulic
- Communal gardens
- Pool type: Shared
- Pools
- Proximity: Airport, Beach, Shopping, Restaurants, City, Hospital, Pharmacy, Public Transport, Schools, Playground
- Engine room
- Playground
- Communal Swimming Pool: Heated, Exterior
- Private Pool: Heated, Exterior
- Double garage
- Electric gates
- Interior parking
- Family / Baby friendly
- Kitchen
- Video surveillance
- Reduced Mobility Access
- Internet connection available
- Gym
- Central location
- Garage
- Extractor Fan
- Solar Hot Water
- 24 hr Security
- Thermal acoustic window frames
- Domotics
- Accessability\proximity: Museums, Subway, Bus, Bus station, Airport 30m, Beach at 30 min, Commercial areas, Restaurants, Cinema, Theather, Bicycle path
- High Security Door
- Uninterrupted views
- Interior garden
- Energetic certification: A
- Mains water
- Balcony
- Water: Main grid
- Electricity: Main grid
- Gas: Main grid
- Number of floors: 8
- Private condominium
- Laundry
- Drive way
- Solar system
- Views: City view, Pool view, Urbanization view, Garden view
- Video entry system
- Security alarm
- Lift
- Double glazing
- Electric shutters
- Electric garage gate
- Main drainage
- Parking places
- Parking place type: Interior
- Closed loop
- Horizontal Property
- Security: 24h
- Garage: Yes
- Solar Orientation: East/West
- Lift: 2
- Kitchen Area: 12,15 m2
- Garage Area: 72.30 m2
- Living Room Area: 52.60 m2
- Terrace Area: 124.20 m2
- Bathroom(s) Area: 1.80 m2 // 3.45 m2 // 3.80 m2 // 5.85 m2
- Corridor Area: 12.10 m2
- Suite Area(s): 12.50 m2 // 19.50 m2
- Total Room Area(s): 12.35 m2 // 13.70 m2
- Balcony Area: 3.10 m2 // 4.40 m2 // 5.65 m2 // 28.70 m2

4 Bedroom Duplex with Rooftop and Private Pool | UNIQUE Benfica

In the prestigious UNIQUE Benfica condominium, this exclusive 4 bedroom Duplex apartment offers a perfect combination of elegance, privacy and quality of life.

With a gross private area of 175.65 m², complemented by 41.85 m² of balconies and an impressive private rooftop of 124.20 m², it totals 341.70 m² of area, providing large and carefully designed spaces for an excellent experience.

The private area includes four bedrooms, two of which are elegant suites, ensuring comfort and privacy for the whole family. The large indoor areas benefit from excellent natural light and a harmonious connection to the outdoor spaces.

The highlight of this residence is the private rooftop, a unique space to enjoy outdoors, equipped with a private pool, pergola and solarium area, ideal for moments of leisure, conviviality and relaxation.

The apartment benefits from high standard finishes, state-of-the-art technological solutions, efficient air conditioning, ventilation system with air renewal and a fully equipped kitchen with Siemens appliances.

It also has a generous private garage with 72.30 m², prepared for charging electric vehicles and with capacity for several cars and additional storage.

As a resident of UNIQUE Benfica, you will have access to a set of exclusive infrastructures, including a heated

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indoor pool, gym, sauna, private gardens and security system with video surveillance.

In a privileged location, next to Estádio da Luz and the Monsanto Forest Park, it benefits from excellent accessibility and proximity to a wide range of shops, services and transport.

A unique opportunity for those looking for a distinctive apartment, with generous areas, two suites and a truly exceptional private rooftop.