**Nelson Machado**

**Tel:** 913269729

**Email:** nelsonmachado@decisoesesolucoes.com

## Preço: 380 000 €

| 4 | 3 | ✔ | 125 sqm | 6937 sqm | ✖ | 1937 |
|---|---|---|---|---|---|---|

**Ref.** BARCNFM289 | Valença

### Farm T4 next to CAMINHOS SANTIAGO

Excellent property with panoramic views, located in S. Julião, VALENCIA

Located on a plot of land with a total area of â€‹â€‹6937m2, fully restored.
The main house is spread over 2 floors, on the ground floor there is a storage room, office, ready-made kitchen functioning as a bar and also a dining area with fireplace, 1 service bathroom.
On the upper floor there are 2 suites, both with built-in wardrobes and one with a balcony and private access to the outside.
It also contains a living room with a fireplace. The house is equipped with central heating and a heat pump.
It also has two more buildings still in the finishing phase with suites, activities hall, among others.
Outside, in addition to the leisure space, there is a swimming pool to enjoy unique moments. Garden with fruit trees.

Due to its set of characteristics (location and infrastructure), it is prepared as an investment for AL, being located next to ROTA DOS CAMINHOS SANTIAGO.
PROJECT FOR IMPROVEMENT AND POSSIBILITY OF INCREASING INFRASTRUCTURES FOR HIGHER PROFITABILITY

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COME AND DISCOVER THIS PROPERTY AND THIS FANTASTIC PROJECT IN DETAIL

*When purchasing a property from a professional from the Decisões e Soluções network, one of the largest national networks,
you are also enjoying a 360º service. We handle the entire financing and insurance process,
with the best conditions that the market can offer you. All these services will be provided to you
without any additional cost. Discover the best proposals we have for you!

# General features

- Kitchen: Water boiler
- Fireplace
- Aluminum frames
- Window
- Garden
- Barbecue
- Views: Countryside views, Mountain views
- Central heating: Firewood
- Fitted wardrobes
- Simple bathtub
- Shower tray
- Pool
- Built year: 1937
- Gas: Bottle

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- Drive way
- Borehole
- Energetic certification: F
- Double glazing
- Main drainage
- Solar orientation: North, South, East, West