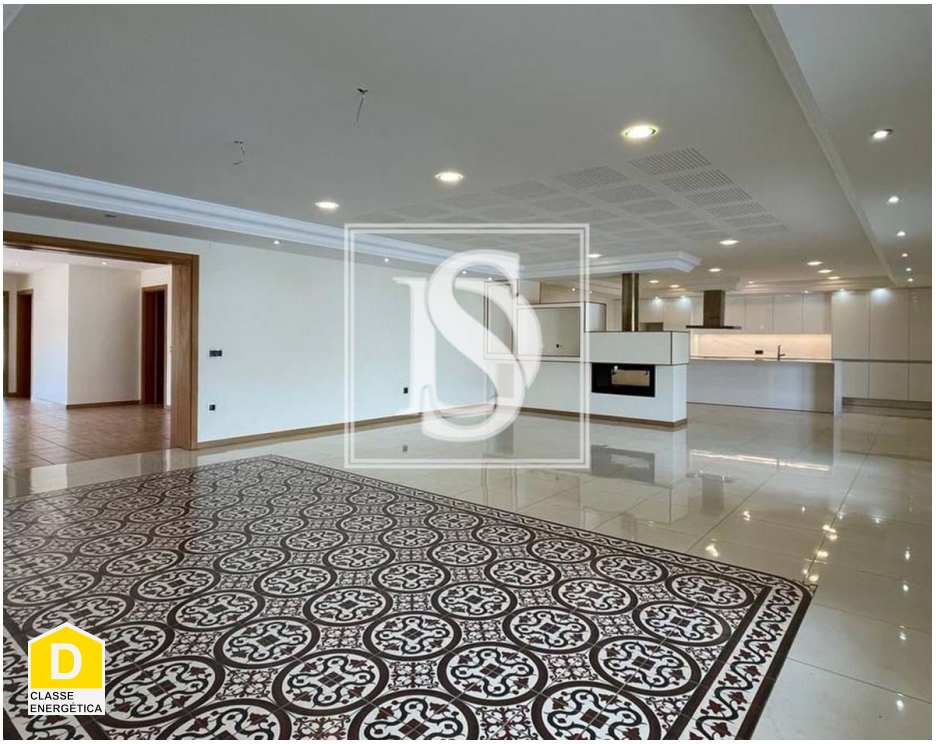
**Georgii Tretiakov**

**Tel:** 921754132

**Email:** georgiitretiakov@decisoesesolucoes.com

## Preço: 395 000 €



| 6 | 6 | ✔ | 319,31 sqm | 4666 sqm | ✔ | 2019 |
|---|---|---|---|---|---|---|

**Ref.** FGFGT544 | Leiria

### Villa T6+1 in Bidoeira de Cima

Do you want a house to live in or invest in? Come see this quickly!

Located in Bidoeira de Cima, in the charming Leiria region, this stunning two-storey villa offers a perfect combination of contemporary elegance and refined comfort. With a modern and traditional architectural design, this house presents itself as a haven of style and sophistication.

Upon entering, you will be greeted by generous spaces and a welcoming atmosphere.

On the ground floor, a spacious open-space living and dining room with the kitchen, which invites you to relax and unwind, while large windows allow abundant natural light to enter, highlighting the high quality finishes and carefully detailed details. selected. The floor in the living room and kitchen is made of mozaic in light tones and the space dedicated to meals has a design reminiscent of Arraiolos carpets.

The kitchen is a true focal point, equipped with modern cabinets, a central island and stone countertops, providing functionality and elegance. The large bay windows allow access to a terrace equipped with a barbecue and traditional wood-burning oven. This space also has a second kitchen and a bathroom with

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shower. This space can be used for meals and/or to support the swimming pool that has already been started in the garden behind the house.

The ground floor also has 3 bedrooms, all with wardrobes, two of which are suites with showers, and a spacious bathroom with bathtub.

On the first floor we find three spacious bedrooms, all with wardrobes, one of which is a suite, a bathroom with shower, and a very bright bedroom hall and an office.

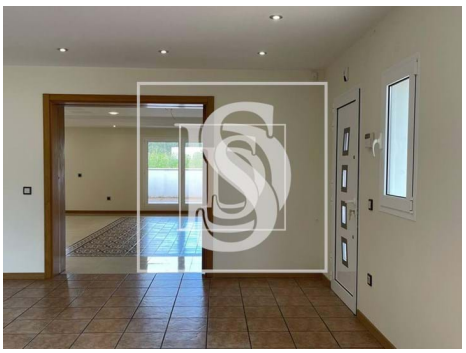
The large windows offer views of the serene surroundings and plenty of light to the house, providing a peaceful haven to relax and recharge.

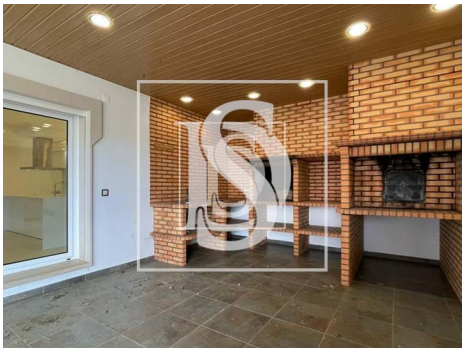
Externally, this property is surrounded by a garden, providing a peaceful retreat to enjoy the beauty of nature. Private parking and a very spacious garage are available to ensure convenience and safety.

Situated in a prime location, this home offers the perfect balance of privacy and convenience, with easy access to a variety of local amenities including shops, restaurants and schools. Furthermore, its proximity to the city of Leiria offers a wide range of cultural and leisure options.

This is a unique opportunity to acquire a prestigious residence in one of the most desired areas of Leiria. Don't miss the chance to make this house your dream retreat in the heart of Bidoeira de Cima. Get in touch today to schedule a viewing and be enchanted by everything this exclusive property has to offer.

(translated by Google Translate)





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# General features

- Central heating: Pre-installed
- Underfloor
- Simple bathtub
- Wall-hung sanitaryware
- Shower Enclosures
- Pool
- Built year: 2019
- Drive way
- Double glazing
- Main drainage
- Solar orientation: North, South, East, West
- Parking places number: 3
- Fitted wardrobes
- PVC frames
- Window
- Radiant Panels
- Garden
- Barbecue
- Gas: Bottle
- Video entry system
- Electric shutters
- Energetic certification: D
- Garage