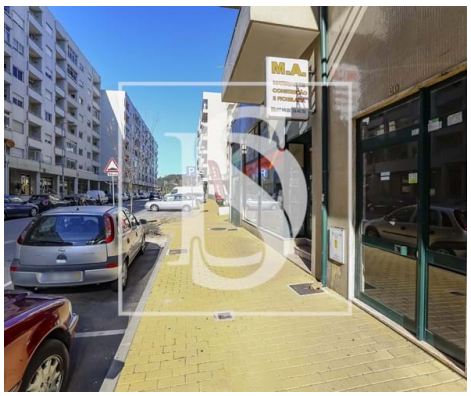
Carlos Silva

Tel: 965505697

Email: carlossilva@decisoesesolucoes.com

Preço: 225 000 €



3	2	✖	108 sqm	0 sqm	✖	1995

Ref. DSEPSCS137 | Braga

T3 near the CENTER of BRAGA

Unique opportunity in Braga!
3 bedroom apartment, with guaranteed income and potential for own housing – just a few minutes from the center!
This property is perfect for those who want to invest and guarantee an immediate return, but also for those who are looking for their home with an excellent location.

Key highlights:
• T3 with 108 m² of area, well distributed
• Kitchen equipped with extractor fan, hob, oven, microwave and fridge
• Living room with fireplace – cozy atmosphere for the whole family
• 2 full bathrooms for greater comfort
• 2 pantries – more storage
• Condominium fee: €57.49/month (with reserve fund of €28.70 included)

Strategic location: Rua António Marinho – close to the center of Braga, with easy access to everything you need in your daily life!

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Immediate income: Rented until June 2025 for €1,250/month, but with potential for your future home.

If you are looking for a solid investment or a home to live in the heart of Braga, this is the ideal opportunity. Enjoy while it's still available.

General features

- Kitchen: Hob, Oven, Fridge, Microwave, Exhaust
- Built year: 1995
- Private gross area: 108
- Lift
- Fireplace
- Outbuilding area (Ex. garage, etc): 9,6
- Views: City view, Urbanization view
- Energetic certification: D