José António de Figueiredo

Tel: 919 295 747

Email: josefigueiredo@decisoesesolucoes.com

Preço: 590 000 €

18	20	✖	1269 sqm	0 sqm	✖	1982

Ref. DSBRGLJF242 | Viana do Castelo

Residential Development in Castelo de Neiva

Property Just 30 Meters from the Beach with Sea View – Unique Investment Opportunity in Castelo do Neiva, Viana do Castelo

Located only 30 meters from the beach, this property with direct views of the Atlantic Ocean represents a rare opportunity in the real estate market of northern Portugal. With a history linked to the Tourism Fund and the former S. Caetano Orphans' College, it is currently inactive and ready to be converted into a boutique hotel, guesthouse, or exclusive-concept residence.

Featuring a solid and functional structure, it includes:

- 18 bedrooms with private bathrooms
- Capacity for approximately 40 guests
- Equipped industrial kitchen
- Dining, social, and meeting rooms
- Balconies with stunning sea views

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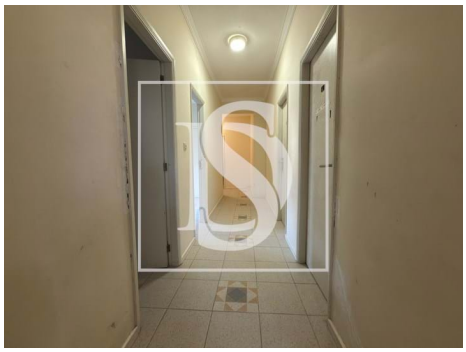
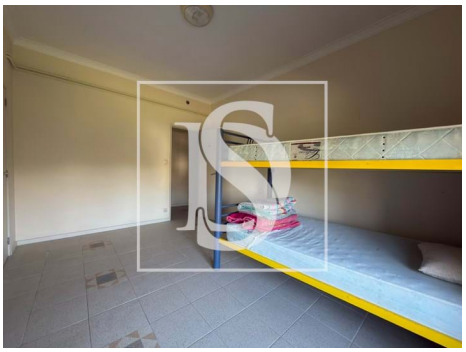
The property is situated in a calm environment, with easy access to the city of Viana do Castelo and main roads connecting to Porto and Galicia.

Ideal for:
- Tourist accommodation or boutique hotel
- Senior residence or premium care home
- Retreat, wellness, or training center

Take advantage of the region's growing tourism and transform this property into a unique seaside project.





General features

- Built year: 1982
- Gas: Tank
- Gas tank
- Floors: cave, rc e três andares
- Basement
- Walking distance to beach
- Views: Sea views, Mountain views, Beach view, Marina view, River view
- Smoke extractors
- Water well
- Drive way
- Storage / utility room
- Quiet Location

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- Parking space
- Energetic certification: In process
- Mains water
- Hotel complex
- Uninterrupted views
- Solar orientation: South, East, West
- Balcony