Paulo Pacheco

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Preço: 28 000 €

3	0	✖	68 sqm	92 sqm	✖	1980

Ref. DSPAMARSTM1 | Baião

House to Rehabilitate with project

House to Rehabilitate in Boscras, Baião – Project Included | Mountain View | 160 m²

If you are looking for a refuge in the heart of nature, with the potential to become an authentic charming home or a lucrative local accommodation, this is the opportunity you have been waiting for.
Located in the picturesque village of Boscras, in Ovil – Baião, this villa with two floors and 160 m² of gross construction area offers the perfect balance between rural tranquility and urban proximity. It is set on a plot of 92 m², in a mountain area, with excellent sun exposure and unobstructed mountain views.

Although it needs total rehabilitation, there is already an elaborate architectural project, included in the sale, which values the rustic characteristics of the property, with emphasis on the possibility of taking advantage of the stone structure and creating a welcoming and authentic environment.

Prime location:
- Only 9 minutes from the center of Baião
- 28 minutes from Amarante
- In the middle of natural surroundings, ideal for those looking for peace, nature and authenticity

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High potential for:
- Holiday home
- Local accommodation/rural tourism
- Investment for rental

This is an excellent opportunity for those who want to recover and enhance a property with soul and identity, in one of the most authentic municipalities of the Douro Verde.
Book your visit and come and discover the potential of this house overlooking the mountains!

General features

- Proximity: Mountain, Restaurants, City
- Dependent Gross Area: 80
- Floors: 2
- Basement
- Views: Countryside views, Mountain views
- Energetic certification: Exempt
- Gross Private Area: 80
- Built year: 1980
- Wine cellar
- Storage / utility room
- Main drainage
- Solar orientation: South, East

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