Paulo Pacheco

Tel: 916303541

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Preço: 120 000 €

2	1	✖	45 sqm	241 sqm	✖	2025

Ref. DSPAMARPP13 | Amarante

T1+1 New in Fregim, Amarante

If you are looking for comfort, modernity and tranquility just a few minutes from the center of Amarante, this is the ideal opportunity. Inserted in a traditional building fully rehabilitated in 2025, this T1+1 offers the perfect balance between the charm of stone and the comfort of modern finishes.

- New apartment, located on the 1st floor;
- Kitchen equipped with oven, hob and extractor fan;
- Bright living room with direct access to a generous balcony, throughout the apartment;
- Extra space (+1) ideal for office, interior bedroom, closet or storage
-Laundry;
- Modern finishes: floating flooring, double windows with thermal cut, rock wool insulation;
- Air conditioning installed in all rooms;
- Sun exposure to the south, with unobstructed mountain views;
- Private parking with independent access.

- The building is located in a gated community, ensuring security and privacy, ideal for both own housing and investment in rental or tourism.

AMI:

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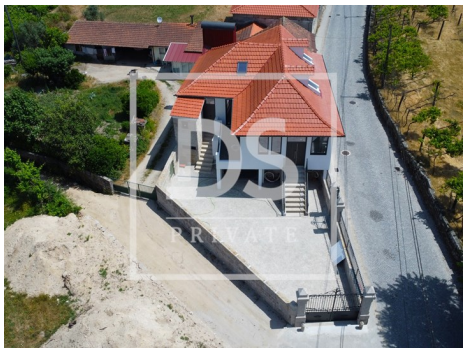
Located at Rua da Boavista, Fregim – Amarante

Quiet area, surrounded by nature, just a few minutes from the main accesses.

Come and discover and be surprised by the potential of this modern space, with the charm of a completely renovated traditional building!



General features

- Heating
- Kitchen: Hob, Oven, Exhaust
- Aluminum frames
- Soccer field
- Dependent Gross Area: 10
- Laundry
- Views: Countryside views, Mountain views, Village view
- Air conditioning
- Thermoaccumulator
- Proximity: Mountain, Golf course, Shopping, Restaurants, City, Open field, Hospital, Pharmacy, Public Transport, Schools, Public Swimming Pools, Playground
- Gross Private Area: 50
- Built year: 2025
- Drive way

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- Electric gates
- Quiet Location
- Extractor Fan
- Sealed land area
- Solar orientation: South, East, West
- Balcony
- Parking places number: 1
- Double glazing
- Main drainage
- Parking space
- Thermal acoustic window frames
- Energetic certification: In process
- Mains water
- Renovation year: 2025