Marinho Esteves

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Preço: 295 000 €

2	2	✖	95 sqm	0 sqm	✔	2025

Ref. DSBCLCME246 | Vila Verde

2 bedroom apartment, NEW, with patio and garage

Prado Riverside Residences

Exclusivity in the center of Vila de Prado.
In the heart of Vila de Prado, a development designed for those who value comfort, privacy, elegance and quality of life is born.

Between the seafront and the Peneda-Gerês National Park, close to the city of Barcelos, the village of Ponte de Lima and Vila Verde, and located on the outskirts of Braga — next to the Municipal Stadium, the SC Braga Sports City, the Nova Arcada Shopping Center and the Municipal Aerodrome — the Prado Riverside Residences benefits from excellent accessibility, either by the new variant, or by the EN 201, where public transport is guaranteed.

On the bank of the Cávado River, next to leisure areas and charming walkways by the river, this development represents the perfect symbiosis between man and nature, providing a lifestyle in balance between the tranquility of the natural environment and the convenience of the village center, where the main services and public facilities are located — schools, nurseries, municipal swimming pools, GNR, CTT,

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health center, Santa Casa da Misericórdia, Red Cross, Citizen Space, Parish Council, Nautical Club, Sports Group, among others.

This elegant building, consisting of only six fractions, was designed to suit those looking for exclusivity. It includes two T3 Duplex Penthouses, with a rooftop that offers stunning views over the center of Vila de Prado, the city of Braga, the Sanctuary of Sameiro and the Monastery of Tibães, as well as four T2 apartments with generous areas, which can reach 145 m².

Each fraction was carefully designed to offer comfort and functionality, standing out for its excellent finishes, attention to detail and the quality of the materials used in the execution of the structure, waterproofing and acoustic and thermal insulation — factors that guarantee durability, comfort and low maintenance costs over time.

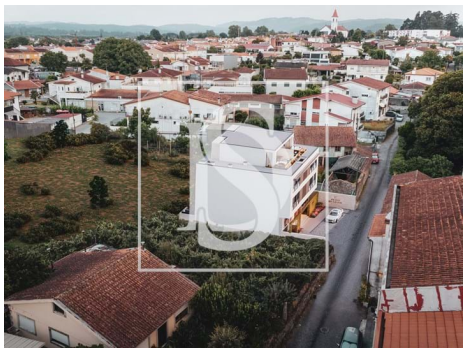
The apartments have a large living room and kitchen in open space with excellent indoor/outdoor ratio, office in the hall, service toilet, two bedrooms (one of them with dressing room) and a luxury bathroom. They also have private garden outdoor areas to the east and west, with individual barbecues — ideal for socializing, outdoor leisure time and contact with nature, also allowing pets to stay.

The functional component is enhanced by a garage with parking spaces equipped with pre-installation for an electric charging wallbox, a private storage box, an elevator and a ramp accessible to sports vehicles.

Each apartment will also have automatic blinds, a cross-flow controlled mechanical ventilation (VMC) system, air conditioning installation with inverter technology, a heat pump for heating sanitary water, an alarm, a video intercom, automatic gates, central vacuum and adjustable blinds in the social area.
The pre-installation of common photovoltaic panels on the roof is also planned, with the aim of reducing energy costs.

With modern architecture, exterior lighting designed to enhance design and a privileged location, Prado Riverside Residences offers a unique living experience — the perfect balance between contemporary design, comfort and proximity to everything essential.

Expected completion: end of 2026.
Contact me and come and see all the details of this magnificent project.



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General features

- Air conditioning
- Walk-in wardrobe
- Aluminum frames
- Grid injection
- Acoustic insulation
- Garden
- Garden
- Thermal acoustic window frames
- Private gross area: 105
- Electric gates
- Central vacuum system
- Drive way
- Video entry system
- Double glazing
- Main drainage
- Parking space
- Solar orientation: East, West
- Balcony
- Fitted wardrobes
- Heat pump
- Thermal blinds
- Wall-hung sanitaryware
- Thermal insulation
- Proximity: Mountain, Beach, Shopping, Restaurants, City, Open field, Hospital, Pharmacy, Public Transport, Schools, Public Swimming Pools, Playground
- Built year: 2025
- Outbuilding area (Ex. garage, etc): 40
- Views: Village view, Urbanization view, Garden view
- Lift
- Laundry
- Storage / utility room
- Security alarm
- Electric shutters
- Central location
- Energetic certification: Exempt
- Mains water

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- Parking Space
- Garage

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