



## Land with approved project for the construction of a residential and commercial/service building - Historic center of Porto Salvo - Oeiras



### Info Agente

Nombre:	António Pereira
Nombre empresa:	ITHLUX
País:	Portugal
Experience since:	
Tipo de servicio:	Selling a Property
Specialties:	
Property Type:	Apartments
Teléfono:	
Languages:	Portuguese
Sitio web:	

### Detalles del anuncio

Propiedad para:	Venta
Precio:	EUR 2,100,000

### Ubicación

País:	Portugal
Estado/Región/Provincia:	Lisboa
Ciudad:	Oeiras
Publicado:	01/10/2024

### Descripción:

Project approved for the construction of a residential building with 19 T1 and T2 apartments, garage and 3 spaces for commerce and services.

A few minutes away from Lisbon, next to the beaches of the Estoril coast, surrounded by commerce and all kinds of services, schools, universities, hospitals and clinics. With excellent access, next to the entrance of the A5 - Lisbon Cascais.

Investment with the potential for quick profitability, in what is considered the municipality with the best quality to live, study, work and visit.

Much sought after by the population of the Lisbon metropolitan area, for its economic, environmental and urban characteristics, next to the mouth of the Tagus, close to the sea and the Sintra-Cascais natural park.

This project is part of the urban rehabilitation and requalification area of the historic center of Porto



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Salvo, in the municipality of Oeiras.

Final phase of licensing in progress, architecture approved for the construction of a residential building with 19 apartments T1 to T2, and 3 shops and 32 parking spaces.

Land Size: 3,415 m<sup>2</sup>

Implantation Area: 870 m<sup>2</sup>

Gross Construction Area: 1,482 m<sup>2</sup> (Residential)

Gross Construction Area: 255 m<sup>2</sup> (Commerce Services)

Gross Construction Area: 975 m<sup>2</sup> (Basement parking)

Just 1.5kms from the entrance of the A5, next to street commerce, close to large supermarkets, schools and colleges, health center, hospitals, transport, gyms, restaurants.

A few minutes from Lagoas Park, Quinta da Fonte and Taguspark.

Good accessibility to Lisbon, Cascais and Sintra.

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Why invest and live in Portugal?

7th. Safest country in the world Global Peace Index 2023;

One of the best motorway networks in the world;

Portugal considered the best tourist destination in Europe in 2022, for the 5th. time in the last 6 years (WTA);

Lisbon the best Metropolitan Seaside destination in the world in 2022 (WTA);

Madeira Island, the best island destination in the world in 2022 (WTA);

Algarve having a hotel unit elected with the award for Best Lifestyle Resort 2022 (WTA);

Porto elected as the best City destination in the world in 2022 (WTA)

Average temperature at 12 noon, in summer: 25° C and in winter: 16° C;

Considered the 7th. Best country in the world in quality of life 2022 (InterNations);

Portugal is 4th. Best country in the world where expats feel most at home in 2022 (Internations);

Mediterranean Diet, classified as a World Heritage Site by Unesco;

The best fish in the world, according to Ferran Adriá, Chef "El Bulli";

It has 1 of the 25 most beautiful beaches in the world Tripadvisor 2022;

It has 3 Portuguese wines among the 12 best in the world in 2022 (Forbes);

Take advantage of this opportunity and book your visit now or ask for additional information!

Eduarda Jotta - Mobile: +351 962 444 565

- REF: ITH3047

## **Común**

Pies cuadrados terminados: 3415 m<sup>2</sup>



Tamaño del lote: 3415 m2

## **Lease terms**

Date Available:

## **Contact information**

IMLIX ID: ITH3047

