



## Charming 2-bedroom duplex in Setúbal riverside area



### Info Agente

Nombre:	Cesar de Brito
Nombre empresa:	DE BRITO Properties
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 368,750

### Ubicación

País:	Portugal
Estado/Región/Provincia:	Distrito de Setúbal
Ciudad:	Setúbal
Publicado:	21/11/2024

### Descripción:

This 2-bedroom duplex apartment is an excellent opportunity for those looking for a modern, light-filled home in Setúbal riverside, a location rich in historic charm and close to nature.

### Apartment Features

Type: T2 duplex, with spacious and well-distributed areas.

Location: Situated on the 2nd floor of a recently renovated 19th-century building, preserving its original architecture.

Living Room and Kitchen: Open-plan layout where the living area seamlessly merges with a modern, fully equipped kitchen, perfect for social gatherings.

Bathrooms:

Lower floor: A guest bathroom and a suite with a built-in wardrobe and private bathroom with a shower.

Upper floor: A spacious suite with a wardrobe and a full bathroom with a shower.

Comfort and Lighting: The apartment benefits from abundant natural light due to its orientation and large windows.

Amenities: Pre-installation of air conditioning for enhanced thermal comfort.



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## Prime Location in Setúbal

This property is located in one of the most picturesque and authentic areas of Setúbal, close to:

**Avenida Luísa Todi:** One of the main commercial and cultural avenues of the city, filled with restaurants, cafés, and shops.

**Mercado do Livramento:** Internationally recognized by USA Today as one of the best fish markets in the world, a must-visit for lovers of local cuisine.

**Riverside Area:** Perfect for seaside strolls, where you can enjoy stunning views and a relaxing atmosphere.

## Accessibility

**30 minutes from Lisbon and the Airport:** Easily accessible via the A2 or A12 highways.

**Nature and Beaches:** Just a few minutes' drive from the Serra da Arrábida and its pristine white sand beaches with crystal-clear waters.

## Conclusion

This apartment is ideal for those who value the combination of modernity, comfort, and a location steeped in history and natural beauty. Perfect as a primary residence, vacation home, or investment for the short-term rental market, given its strategic location and proximity to Lisbon.

If you're looking for a unique opportunity in the riverside area of Setúbal, this duplex is definitely worth considering! - REF: GR003-T22

## Común

Dormitorios:	2
Baños:	2
Pies cuadrados terminados:	85 m <sup>2</sup>
Floor Number:	2

## Lease terms

Date Available:

## Contact information

IMLIX ID: GR003-T22



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