



## Moradia V7 de charme, para venda, Aveiro



### Agent Info

Naam:	ArKadia
Bedrijfsnaam:	
Mistlampen:	United Kingdom
Telefoon:	
Languages:	Dutch, English, French, German, Italian, Polish, Portuguese, Romanian, Russian, Spanish, Swedish

### Advertentie details

Vastgoed voor:	Koop
Prijs:	EUR 1,350,000

### Locatie

Aanbevolen Auto Onderdelen:	Portugal
Staat/Regio/Pronvincie:	Aveiro
Plaats:	Esgueira
Geplaatst:	28-05-2024

### Omschrijving:

A magnificent property dating back a century that exudes elegance, charm, and history, and is situated in the picturesque Aveiro town of Esgueira.

This listed property dates back to 1929 and has been completely renovated and remodeled, maintaining its original design, providing a unique opportunity to live in a house full of history and refinement.

The three-story villa is situated on a 1,250-square-meter plot and features an expansive garden adorned with leafy trees, providing an ideal setting for outdoor relaxation. In addition to covered parking for four vehicles, this area features a swimming pool, barbecue area, covered outdoor kitchen and annexe space that is utilised for storage and wine cellar. In addition, the residence is outfitted with solar and photovoltaic panels to optimise energy usage.

On the first floor there is a very large hall, characteristic of the period, which connects to the common dining and living room with fireplace, the fully equipped kitchen, as well as a rawing room, an en-suite bedroom facing east and a guest bathroom.

The private area, situated on the second floor, comprises a full bathroom, four bedrooms, two of which are en-suite, and a library/office area.



An expansive lounge on the top floor has been converted into a roomy games room and living area, in addition to two bedrooms and a bathroom.

The details of this property are remarkable, from the presence of exotic woods to the tiles, handmade panels and fantastic custom-made stained glass windows, highlighting the originality and exclusivity of the finishes. All the furniture and doors have been custom-made, further enhancing the exclusivity of the villa, and the crafted and restored ceilings add personality and sophistication to the interior spaces.

Highly accessible, in close proximity to the highway, and with an abundance of services.

**CHARACTERISTICS:**  
Plot Area: 1 250 m<sup>2</sup> | 13 455 sq ft  
Deployment Area: 165 m<sup>2</sup> | 1 778 sq ft  
Building Area: 604 m<sup>2</sup> | 6 502 sq ft  
Bedrooms: 7  
Bathrooms: 6  
Garage: 4  
Energy efficiency: D

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Lic AMI 9063

Gebouwd: 1929

## Algemeen

Slaapkamers: 7  
Badkamers: 6  
Lot Afmeting: 1250 m<sup>2</sup>

## Building details

Outdoor Amenities: Pool

## Lease terms

Date Available:

## Additionele informatie

Website URL: [http://www.arkadia.com/WBID-T8041/?utm\\_campaign=multicast&utm\\_medium=web&utm\\_source=IMLIX.COM](http://www.arkadia.com/WBID-T8041/?utm_campaign=multicast&utm_medium=web&utm_source=IMLIX.COM)

## Contact information

IMLIX ID: ls05117



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