



Fantastic 3-storey villa with land and annex in the center of the village of Avelar!



Agent Info

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Mistlampen:	Portugal
Experience since:	2004
Service Type:	Selling a Property
Specialties:	
Property Type:	Apartments, Houses
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Languages:	English, Portuguese
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Advertentie details

Vastgoed voor:	Koop
Prijs:	EUR 190,000

Locatie

Aanbevolen Auto Onderdelen:	Portugal
Staat/Regio/Pronvincie:	Leiria
Plaats:	Ansiao
Geplaatst:	13-08-2024

Omschrijving:

Excellent 3-storey villa located on a plot of 750m², in the center of the village.

On the ground floor we have a room with approximately 116 square meters. With a large area, independent entrance, used at this very moment as a storage area, but which can easily be transformed into an apartment to monetize or a garage area.

Accessing the first one through the exterior stairwell, we have:

- Kitchen with fireplace;
- Living room;
- 3 bedrooms;
- Complete toilet;
- Dispensation

Through the pantry, access is made to the attic, the attic has a good ceiling height and has a room that can be used as a bedroom.

The annex is transformed into a T2 and is currently rented. It consists of:

- Living room with fireplace;
- Two bedrooms
- Toilet



Above the annex we have a large attic with independent entrance.
There is also a plot of land next to the villa, with the possibility of building a swimming pool.

For those in need of medical attention, the Nossa Senhora da Guia Foundation Hospital is just a 3-minute walk away, ensuring tranquility and quick access to health services. In addition, nature lovers can explore the Nossa Senhora da Guia Foundation Park, a beautiful leisure park just 4 minutes away, or take a 5-minute stroll to the serene Costa Rego Square.

Education is also within reach, with the Technological and Professional School of Sicó located just 7 minutes away, offering a private school environment for students between the ages of 15 and 17. For the younger ones, the Nossa Senhora da Guia Foundation's Children's Wellness Centre is just a 9-minute walk away, providing a welcoming environment for pre-school children.

When it comes to daily necessities, Auchan supermarket is conveniently located within a 12-minute walk, offering a variety of shopping options for your convenience.

With an ideal mix of healthcare, nature, education and shopping within walking distance, this location offers a peaceful and vibrant lifestyle for residents and visitors alike. Don't miss the opportunity to make this property your new home. Schedule your visit now!

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Compracasa is a Real Estate Network made up exclusively of members of APEMIP (Association of Real Estate Professionals and Companies of Portugal), a guarantee of professionalism and protection of the rights of consumers and users.

APEMIP occupies today a prominent position in the national real estate market, both for its continuous commitment to the affirmation of the role of the real estate agent professional in our society, and for the conquest of a greater share in the real estate transaction market, in line with the motto Strengthen Mediation, Boost the Economy and Serve Consumers.

For its part, UCI (União de Créditos Imobiliários) is a Financial Institution specialized in granting housing loans to individuals through real estate professionals. UCI is the result of a joint venture between two of the largest financial groups in Europe: the Santander Group, the BNP Paribas Group. From this union arises the commitment to help develop the real estate sector, putting at your fingertips the best tools that make it possible to enhance the real estate business.

In this sense, it is perfectly logical that these two reference entities in the real estate sector (APEMIP and UCI) have, in June 2004, signed a collaboration agreement giving rise to Comprarcasa Rede Imobiliária da Apemip.

Comprarcasa began its commercial activity in August 2004 based on the mission of Being the Largest and Best National Real Estate Network, offering multiple services to real estate agents, based on the concept of common brand, enabling and enhancing synergies that become added values for the market,

