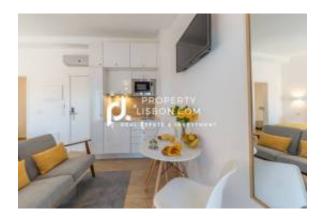
IMLIX Real Estate Marketplace



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Chiado Building With 4 Studios And High Income



Agent Info

Name: Andrew Wilson
Company Property People
Name: London Lisbon Ltd

Country: Portugal

Experience

since:

Service Type: Selling a Property

Specialties:

Property Type: Apartments, Houses
Phone: +351 (915) 007-686
Languages: English, Portuguese
Website: https://www.propertylis

bon.com

Listing details

Property for: Sale

Price: EUR 1,740,000

Location

Country: Portugal State/Region/Province: Lisbon Lisbon

Posted: Dec 17, 2024

Description:

Building in Chiado with 4 Studios for Local Tourist Accommodation**

This three-floor building was completely reconstructed in 2012, creating four modern T0 apartments, each equipped with a kitchenette, bathroom, and air conditioning, ready for the tourist rental market.

The apartments are characterized as follows:

- **Floor 0:** Studio apartment (27 m2)
- **Floor 1:** Studio apartment (27 m2)
- **Floor 2:** Studio apartment with balconies (27 m2)
- **Floor 3:** Studio apartment with balconies (24 m2)

These elegant studios, including a television, feature large windows and are fully furnished.

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This 'Alojamento Local' unit is fully operational, with a gross annual turnover of approximately €200,000. It offers an excellent return on investment and benefits from a simplified tax regime as it is classified as personal property rather than a company asset.

Located in the heart of the historic Bica neighbourhood, the building is surrounded by typical shops, restaurants, bars, markets, theatres, art galleries, churches, and museums.

It is just a 3-minute walk from Largo do Camões and the Chiado Metro and a 10-minute walk from Cais do Sodre and Praca do Comercio.

This premium location on Travessa da Laranjeira, in a rehabilitated building, ensures a secure investment opportunity.

If you want to see the latest off market deals in Lisbon get in touch for a consultation.

* Beds: 4 * Baths: 4 * m2: 159

* Price Per m2: 10,943.40€

* District: Chiado

* Type: Apartment, Building * Property ID #: PL8734982373

Common

Bedrooms: 4
Bathrooms: 4

Rental details

Furnished: Yes

Lease terms

Date Available:

Contact information

IMLIX ID: IX6.509.349

