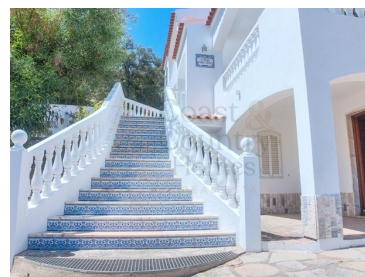
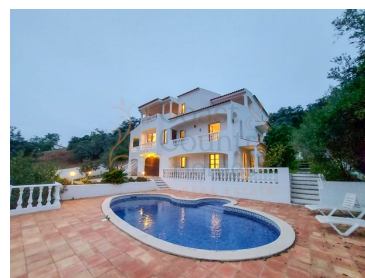




## São Brás de Alportel - Villa



|          |           |                        |                             |        |               |                  |
|----------|-----------|------------------------|-----------------------------|--------|---------------|------------------|
| 5        | 4         | 834                    | 1350                        |        |               | <b>550 000 €</b> |
| Bedrooms | Bathrooms | Area (m <sup>2</sup> ) | Land Area (m <sup>2</sup> ) | Garage | Swimming Pool | (EUR €)          |

### Large 6 Bedroom Villa divided into 3 independent Apartments with Potential for B&B in São Brás

The imposing villa is situated in an elevated position overlooking the town and only ten minutes walk away from the center with market hall, shops, restaurants and all amenities.

There is a paved driveway with parking areas from the entrance gate to the wooden garage door.

There is a stone balustrade on the terrace outside the studio apartment and this leads down a few steps to the poolside area. The studio has its own separate entrance, a large room with pre-installation for a kitchenette and a spacious bathroom.

Eye-catching white and blue tiles decorate the steps of the outside wide staircase leading up to the main entrance on the first floor.

A double glass door, which can be locked, separates the living areas from the entrance hall and the staircase going up to the second floor. The living and dining room, as well as the bedrooms and the

T +351 289 462 438 <sup>1</sup> · T +351 938713680 <sup>2</sup> · E [info@cchomes.pt](mailto:info@cchomes.pt)

Av. de Ceuta, Urb. A Nora, BI 6 Lj C  
AMI 8999

<sup>1</sup> (Call to national fixed network) | <sup>2</sup> (Call to national mobile network)



master suite, are amazing spacious. Therefore, the two bedrooms without private bathrooms could have their own bathroom if required.

A special feature is a oval table on the dining terrace outside of the kitchen, with a BBQ and access to the garden area. The second floor consists of a large entrance area that could be a great living room, two large bedrooms and a bathroom.

Most striking is the covered terrace on this floor; very spacious and with extensive views. This property is a pleasant residence or a holiday home with the immense potential for a rental business.

#### Ground floor

- Studio
- Bathroom
- Pre-installation for kitchenette
- Garage
- Storage room

#### First Floor

- Entrance Hall with access to second floor
- Three bedrooms (one en-suite)
- Separate bathroom
- Cloakroom
- Fully fitted and equipped kitchen
- Large living and dining room with fireplace

#### Second Floor

- Entrance hall / living room
- Two bedrooms
- Separate bathroom
- Fitted and equipped kitchen
- Central heating
- Garage with storage
- Swimming pool
- BBQ
- Patio, several balconies and garden area
- Mains water
- Sewage

**T +351 289 462 438 <sup>1</sup> · T +351 938713680 <sup>2</sup> · E [info@cchomes.pt](mailto:info@cchomes.pt)**

**Av. de Ceuta, Urb. A Nora, BI 6 Lj C  
AMI 8999**

<sup>1</sup> (Call to national fixed network) | <sup>2</sup> (Call to national mobile network)



## Property Features

- Heating
- Fireplace
- Garden
- Built year: 1993
- Laundry
- Views: Countryside views, City view, Pool view
- Parking place type: Exterior
- WC for visitors
- Energetic certification: D
- Balcony
- Fitted wardrobes
- Pool
- Garage
- Floors: 3
- Drive way
- Main drainage
- Barbecue
- Uninterrupted views
- Mains water

**T +351 289 462 438 <sup>1</sup> · T +351 938713680 <sup>2</sup> · E [info@cchomes.pt](mailto:info@cchomes.pt)**  
**Av. de Ceuta, Urb. A Nora, BI 6 Lj C**  
**AMI 8999**

<sup>1</sup> (Call to national fixed network) | <sup>2</sup> (Call to national mobile network)