

## Foz do Arelho - Villa

















Swimming Pool

495 000 €

(EUR €)

## Modern 3-Bedroom Villa with Pool in Prime Location Between Caldas da Rainha & Foz do Arelho

Located in Quinta do Negrelho, a prime area between Caldas da Rainha and Foz do Arelho, this stunning new 3-bedroom villa offers modern design, high-quality finishes, and a private swimming pool with excellent sun exposure.

The villa features a bright open-plan living area with a stylish kitchen, complete with top-quality appliances, an island, and ample storage. Two spacious bedrooms with fitted wardrobes and a sleek bathroom with a walk-in shower complete the ground floor. Upstairs, a 40m² master suite offers the potential to add an en-suite bathroom.

Designed for year-round comfort, the home includes central vacuum, mechanical ventilation, double



**Calvin Gibson** 

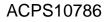
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<sup>1</sup> (Call to national fixed network) | <sup>2</sup> (Call to national mobile network)





Reference



Scan the QR code to view the property

glazing with thermal and solar cut-off, and pre-installation for air conditioning. The outdoor space is ideal for relaxation, with a south-facing pool, landscaped garden, and a peaceful setting.

Just minutes from the beach, Óbidos Lagoon, and Caldas da Rainha's shops, schools, and restaurants, this home is perfect for those seeking modern luxury in a tranquil location. Only 2km from the A8 motorway, Lisbon is less than an hour away.

A fantastic opportunity for comfortable coastal living. Book your viewing today!

## **Property Particulars**

Property Type: Villa

Bedrooms: 3 Bathrooms: 4 Plot Size: 473 m<sup>2</sup> Build Size: 170 m<sup>2</sup>

Year of Construction: 2024

Views: Countryside Airport: 60 Minutes Beach: 10 Minutes Shopping: 5 Minutes Energy Rating: A+ Price: €495,000

## **Property Features**

- Double Glazing
- · Mains Water
- Electric Hot Water System
- Pre- Installation for Air-Conditioning
- · Private off street Parking
- Private condominium

- Fitted Kitchen
- Mains Electricity
- Central Vacuum System
- Pool
- Roof Terrace



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