



Armação de Pêra - Villa



4
Bedrooms
 4
Bathrooms
 450
Area (m²)
 7930
Land Area (m²)

Garage

1 890 000 €
(EUR €)

Luxury 4 Bedroom Villa | Turnkey Project

Detached house of typology T4, turnkey project, represented in a perfect combination of luxury, comfort and contemporary design, in a privileged location close to the beach.

The house merges into the Algarve landscape, designed with natural colors and materials, and with exceptional luminosity. It values an exclusive, comfortable and quiet lifestyle, in a close relationship between interior / exterior in communication with nature.

The villa consists of four suites; the master suite has a walk-in closet and the bathroom has an oval bathtub and Italian shower. The living room and kitchen represent the main areas of the house, which are very spacious.

The villa has an outdoor lounge space throughout its front and all rooms have direct access to the



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garden.

The house is divided into two functional areas: the area on the left with the common/social areas, such as the living room and kitchen and a toilet next to the entrance; and the area, on the right, where the intimate/private area of the house is located, with a large interior circulation area in dialogue with the outside.

All rooms are oriented south/southeast, taking advantage of the view over the garden. In the basement, there is a garage sized for three parking spaces, including a storage area with natural lighting and a technical area. It also has a covered area next to the gate that allows more vehicles to be parked.

Designed with principles of bio-climatic architecture, with sun protection, double glazing and frames with thermal cut, underfloor heating system with heat pump, thermal solar panel system for water heating and WiFi smart home alarm system. Features that make this the perfect property for those looking for a home with high quality standards.

Located in a quiet and central area of the Algarve, between Albufeira and Portimão, 3 km from the nearest beach and 10 minutes from Lagoa dos Salgados, a place of great scientific interest at a geological and biological level, due to the fact that it is home to a large and varied number of bird species, and contains an enormous wealth of flora. It has easy access to several restaurants of varied cuisine, schools, a few minutes by car (Nobel - International School of the Algarve) and 40 minutes from Faro Airport. Five minutes from the A22 (Via do Infante), Armação de Pêra beach, Salgados beach, Galé beach, golf courses, such as the Salgados Golf Course, and equestrian centers.

Property Features

- Washing machine
- Refrigerator
- Air conditioning
- Thermoaccumulator
- Garage
- Double glazing
- Solar heating
- Dishwashing machine
- Microwave
- Walk-in wardrobe
- Kitchen: Hob, Oven
- Living rooms: 1
- Extractor Fan
- Energetic certification: Exempt



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