homegest
real estate consulting
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**675.000 € | Ref. HG1469 | Caldas da Rainha**

| 4 | 4 | ✔ | 200 m2 | ✖ |
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## 4 bedroom villa with pool and sea view near São Martinho do Porto

Modern 4 bedroom villa situated in the Western Region of Portugal, close to São Martinho do Porto, Nazaré and just an hour's drive from Lisbon.

Set on a plot of 374m2, this villa is located in a residential area within walking distance of the beach, essential services such as supermarkets, bakeries, bars, restaurants, cafes and markets with local products.

It is 1km from the bay of São Martinho do Porto and its beaches of Salir and São Martinho. This privileged location allows you to be close to everything you need at the same time, providing the tranquility and natural beauty of the region.

The villa consists of:
- Entrance hall
- fully equipped open kitchen

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- Pantry and laundry
- Living room and dining room in open space
- Full bathroom
- 4 suites
- Swimming pool
- Garden
- Covered parking
- roof terrace of the villa

Equipped with Whirlpool appliances (hob, extractor fan, oven, microwave, combi, dishwasher, washing machine and dryer), complete air conditioning, VMC ventilation system, central vacuum, PVC frames, electric shutters, solar panels and piped gas.

Given the high standard of construction quality, insulation, materials and equipment, this villa is A+ energy certified.

Ideal for those looking to live in a quiet area, have contact with nature and at the same time, be 5 minutes from the beaches and all kinds of commerce and services.

Distances:
- 5 minutes from the beaches of Salir and São Martinho do Porto.
- 15 minutes from the city of Caldas da Rainha.
-15 minutes from Foz do Arelho Beach and Obidos Lagoon
- 20 Minutes from Nazaré
- 20 minutes from the city of Alcobaça
- 1 hour from Lisbon Airport

Integrated in a region famous for its wines, gastronomy, beautiful landscapes and extensive coastline and with a rich cultural heritage, this villa is an investment for a future of quality of life and well-being.

Contact us to schedule a visit.

HOMEGEST Real Estate is a boutique real estate company located in Lisbon, Portugal. We operate in areas such as region of Lisbon, Cascais, Silver Coast and South Lisbon – Comporta and Troia.

We offer tailor made services for the search of your future home or to make the best investment in Portugal. Our mission is to provide to our clients a service of excellence with care and dedication in the process of purchase a property in Portugal. Our team provides a full range of services, starting with property selection, lawyers, bank, decoration, rentals management and even tourism, gastronomy and leisure tips. We are an one-stop-shop agency.

Our high percentage of repeated customers provides us with the best proof that we have succeeded in translating our beliefs into an exceptional real estate service.

We love where we live and we love what we do and we would like to help our clients have the best possible experience, whether buying or selling.