

POA | Ref. HG1499 | Caldas da Rainha



3



3



188 m2



3 bedroom villa with swimming pool in São Martinho do Porto

Modern 3 bedroom villa located in the Western Region of Portugal, close to São Martinho do Porto, Nazaré and just an hour's drive from Lisbon.

Inserted in a plot with 348m2, 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 is distributed as follows:

Entrance floor

- 2 bedrooms

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- 1 bathroom
- laundry

Floor 1

- Large living room with unobstructed views
- fully equipped open kitchen
- 1 suite
- Social bathroom

The villa includes:

- swimming pool
- garden
- parking lot
- roof terrace of the villa (extra)

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.

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