

LUXIMOS | CHRISTIE'S INTERNATIONAL REAL ESTATE



HOUSE WITH GARDEN, FOR SALE, IN CARVALHOS, VILA **NOVA DE GAIA, PORTO, PORTUGAL**

Ref. LS04505

€ 698 000

Detached single storey villa of typology V4, for sale, in the Centre of Carvalhos, in Vila Nova de Gaia. Set on a plot of land with 1.780m2, this villa stands out for its practical and functional layout, benefiting from excellent areas, all with direct connection to the outdoor space. In the social area, the villa is composed of living room with fireplace, dining room and equipped kitchen. In the intimate area, the property has four bedrooms, two of them ensuite. Outside, there is a large garden with fruit trees, and space for a possible swimming pool. The property is completely walled, providing maximum privacy and comfort. Located in premium area, near the main road accesses, all kinds of trade, services, and college.

Plot Area: 1 780 ^{m2} | 19 **Deployment Area:** 260 ^{m2} | 2 799

160 sq ft

520 ^{m2} | 5 597

Bedrooms: 4

Bathrooms: 5 Garage: 3

С **Energy efficiency:**

Building Area:

Avenida Brasil - nº 227 Porto - Portugal

Tel.: +351 224 057 008 (National landline call)

Mobile:

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