



# LUXIMOS

# CHRISTIE'S

INTERNATIONAL REAL ESTATE



## CHARMING VILLA WITH PATIO, FOR SALE, IN FOZ DO DOURO, PORTO, PORTUGAL

Ref. LS04621

€ 1 950 000

Charming villa , for sale, located in a quiet and exclusive street in Foz do Douro , in Porto. The functional layout, accompanied by the noble finishings and the use of natural light, provide this house with a unique and pleasant environment and presents a unique environment. It is composed by three floors: in the basement there is a common room, laundry, office and a bedroom; on the first floor there is the social area with a living room with wood burning stove, service bathroom, equipped kitchen and access to the outside area; on the upper floor there is the private area of the house with four bedrooms and two complete bathrooms. Outside there is also a large patio and a closed garage for two cars. Inserted in a privileged are...

<b>Plot Area:</b>	560 m <sup>2</sup>   6 028 sq ft	<b>Deployment Area:</b>	160 m <sup>2</sup>   1 722 sq ft
<b>Building Area:</b>	440 m <sup>2</sup>   4 736 sq ft	<b>Bedrooms:</b>	4
<b>Bathrooms:</b>	3	<b>Garage:</b>	2
<b>Energy efficiency:</b>	C		