



LUXIMOS

CHRISTIE'S

INTERNATIONAL REAL ESTATE



HOUSE TO REBUILD, 1ST LINE OF RIVER DOURO, GAIA, PORTO, PORTUGAL

Ref. LS04878

€ 660 000

Located on the first line of the Douro river, this villa, for sale, has an approved project for its reconstruction with authorization to go up another floor, in Vila Nova de Gaia and close to the Gaia pier. It enjoys large, bright areas and a unique landscape setting. A house with a classic design, it stands out for the care taken with the materials used in its reconstruction. With a privileged location, on the first line of the river, with easy access to the waterfront and the bike path, you can easily reach the beaches and the Gaia pier, as well as the wide range of shops, services, transport network and excellent road and sea access.

Plot Area:	66 m ² 710 sq ft	Area:	66 m ² 710 sq ft
Deployment Area:	66 m ² 710 sq ft	Building Area:	198 m ² 2 131 sq ft
Bedrooms:	2	Bathrooms:	2
Garage:	1	Energy efficiency:	Certification in progress