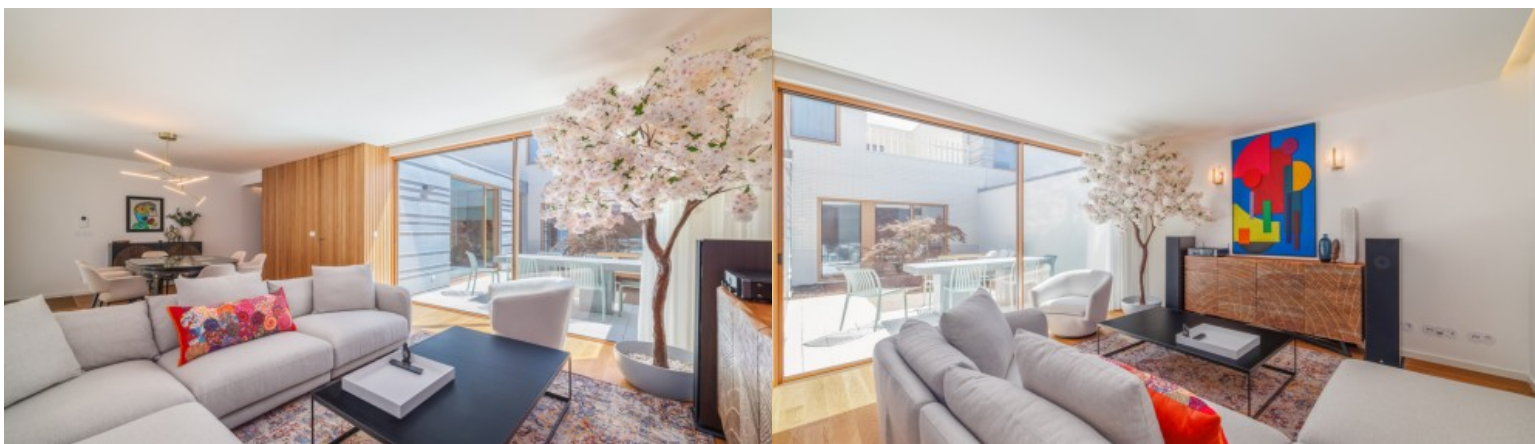


# Casas de Sol Development - Aveiro



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## NEW 4+1 BEDROOM VILLA WITH GARDEN, FOR SALE, IN AVEIRO, PORTUGAL

Ref. LS05236-LT07

€ 820 000

Four+one bedroom duplex villa in an exclusive residential development with lots of privacy, good sun exposure and green spaces in Aveiro. Excellent villa, with 327m<sup>2</sup> of gross floor area, on a 507m<sup>2</sup> plot, which stands out for its contemporary lines, natural materials and neutral tones, creating an intimate, family atmosphere. The 4+1 bedroom, 2-storey villa is part of an exclusive condominium with only fifteen new, urban and very functional houses. The villa has good areas, lots of privacy and green spaces, as well as good sun exposure. The large, bright living room extends onto a west-facing patio. Next to it is the modern, fully-equipped kitchen, with an adjacent laundry room. The bedrooms offer good areas with built-in closets,...

|                         |                                  |                           |                                  |
|-------------------------|----------------------------------|---------------------------|----------------------------------|
| <b>Plot Area:</b>       | 508 m <sup>2</sup>   5 465 sq ft | <b>Area:</b>              | 322 m <sup>2</sup>   3 463 sq ft |
| <b>Deployment Area:</b> | 179 m <sup>2</sup>   1 924 sq ft | <b>Building Area:</b>     | 322 m <sup>2</sup>   3 463 sq ft |
| <b>Bedrooms:</b>        | 4                                | <b>Bathrooms:</b>         | 3                                |
| <b>Garage:</b>          | 2                                | <b>Energy efficiency:</b> | A+                               |