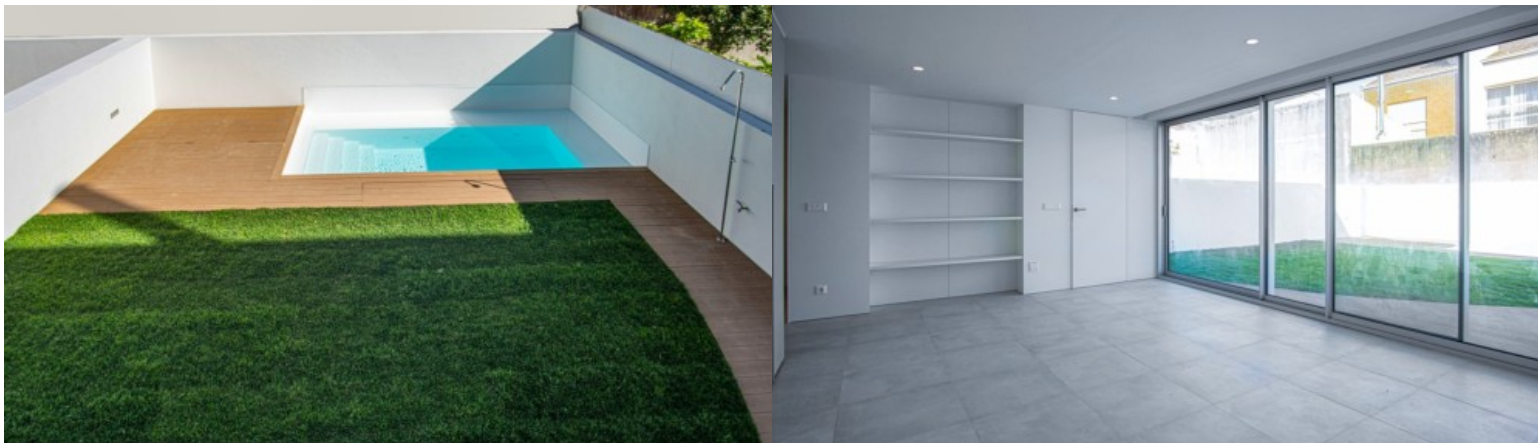




# LUXIMOS

# CHRISTIE'S

INTERNATIONAL REAL ESTATE



## FOUR+ONE BEDROOM VILLA WITH POOL AND GARDEN, FOR SALE, AVEIRO, PORTUGAL

**Ref. LS05243-LT09**

**€ 1 300 000**

Four + one bedroom villa with 312 m<sup>2</sup> of built area, for sale in the heart of Aveiro, surrounded by a garden and swimming pool and characterized by comfort and sophistication. This house impresses with its high-quality finishes, where the noble wood flooring stands out, and its functional design, as well as taking advantage of various technologies that make it equally contemporary. The large living and dining room with generous windows floods the space with natural light and is complemented by the fully equipped open-plan kitchen, which allows for convivial moments during meals. The private garden is a real oasis, with a swimming pool and green areas, perfect for hot days; this outdoor area, on the ground floor, is supported by a...

<b>Plot Area:</b>	225 m <sup>2</sup>   2 422 sq ft	<b>Deployment Area:</b>	104 m <sup>2</sup>   1 119 sq ft
<b>Building Area:</b>	312 m <sup>2</sup>   3 358 sq ft	<b>Bedrooms:</b>	4
<b>Bathrooms:</b>	5	<b>Garage:</b>	2
<b>Energy efficiency:</b>	A		