



€1,170,000

Ref: DL32797

247 sqm

4 bedroom flat with 204m2 and outdoor areas with 44m2, ready to move in next to the Parque da Cidade. Located o...

Telephone: +351 213 471 603

Email: info@portugalhomes.com

Praça da Alegria 1, 3rd Floor, 1250-004 Lisboa, Portugal Licence AMI - 14414 | APEMIP 5940

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Property Description

4 bedroom flat with 204m² and outdoor areas with 44m², ready to move in next to the Parque da Cidade.

Located on the ground floor, this T4 stands out for its spaciousness, functional distribution and excellent sun exposure, with a total private area of 247.4 m², including three balconies that reinforce the connection between the interior and the exterior: a front balcony with 27.2 m², a side balcony with 4.4 m² and a back balcony with 12.0 m².

The flat has a large living room of 46.6 m², perfect for entertaining, and a modern kitchen of 13.6 m², fully equipped with Siemens appliances. The laundry room is discreetly integrated and there is also a service toilet.

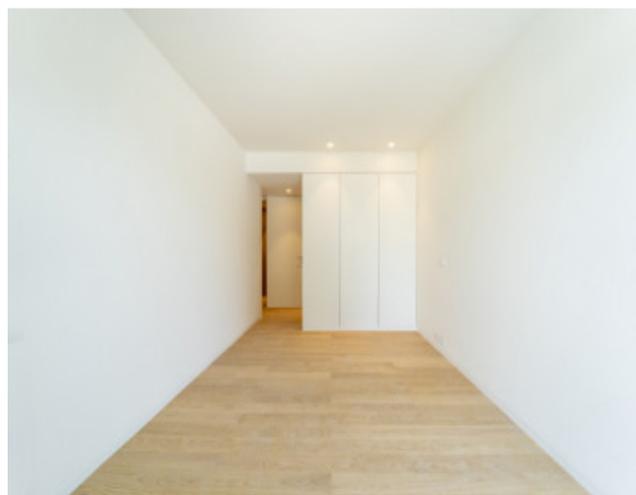
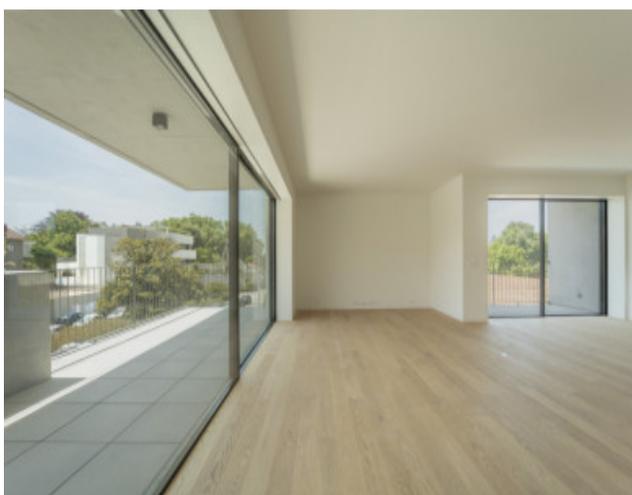
The private area includes four comfortable bedrooms, (with areas between 14 and 15 m²), one of which has a dressing room. With three full bathrooms and contemporary finishes, the fraction combines comfort with functionality. The materials reflect the high standard of the development: natural oak flooring, lacquered MDF cabinets and doors, aluminium frames with large glass spans, motorised blinds, recessed lighting and Margres ceramic tiles.

It also includes storage of 8.8 m² and parking space with 31.4 m², located in the building's garage with direct access by lift.

With a privileged location in Aldoar, next to the City Park and Foz, this fraction offers tranquillity, proximity to nature and easy access to schools, universities, shops, services and beaches.

Live with comfort, space and quality, in one of the most desirable neighbourhoods in Porto.

Gallery



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Additional Details

Attributes

Status Available	Net Area 247sq m	Gross Area 247sq m
Year Built 2024		

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Site Floorplan

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