



€630,000

Ref: RS-R21481Y

195 sqm

4-bedroom apartment with balcony in Jardins da Arrábida THE YARD Development - Jardins da Arrábida Excellent...

Telephone: +351 213 471 603

Email: [info@portugalhomes.com](mailto: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 apartment with balcony in Jardins da Arrábida

#### **THE YARD Development - Jardins da Arrábida**

**Excellent opportunity for investors!**

**The building is ready for deed processing.**

**It features electric shutters, deck flooring on the balconies, air conditioning in all rooms and a heat pump, a 94.29 m2 terrace, and a 16.41 m2 balcony.**

**The development, consisting of three blocks, is organized into a gated community, with the following main amenities: a private garden; an outdoor reflecting pool; a gym; a kids' club; a co-working space; a Smart Gym for Children, a Locker Room Lounge, and 24-hour security.**

**The architectural design was designed by the OODA firm, and its main features are the repetition of facade elements with wooden details and suspended vertical gardens. The common areas were designed by architect Rui Maciel. Located in the prestigious Arrábida Gardens, this condominium boasts a unique location in Vila Nova de Gaia: just minutes from downtown Porto, yet with the tranquility of the south bank of the Douro. Here you'll enjoy panoramic views of the river and the sea, cleaner air, and a modern atmosphere surrounded by green spaces.**

**The area is served by traditional restaurants, cafes, and local shops, with Arrábida Shopping Mall within walking distance, as well as supermarkets, gyms, and everyday services. It's an area with good road access and public transportation already available, and will soon have even better mobility with the upcoming station of the new metro line and a bike path connecting to Porto.**

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**Visit us!**

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# Gallery



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## Additional Details

### Attributes

<b>Status</b> Available	<b>Net Area</b> 195sq m	<b>Gross Area</b> 195sq m
<b>Year Built</b> 1900		

## Site Floorplan

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