



€1,250,000

Ref: RS-R21811

280 sqm

House located in the parish of Nevogilde, near Foz, in a quiet residential area and one of the most prestigious in Porto...

• Garden

• Garage

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

logo not

## Property Description

House located in the parish of Nevogilde, near Foz, in a quiet residential area and one of the most prestigious in Porto. The house is in very good condition and ready to live in, although it may require some updates. It is spread over three levels, with a gross area of 280 m<sup>2</sup> and a garden with a generous area of 102 m<sup>2</sup> facing south.

It consists of:

Ground Floor - Entrance hall, a guest bathroom, an office, a storage room, fully equipped kitchen with dining area and access to the garden, a living room with fireplace also with access to the garden. At the back of the garden, an annex with a laundry room.

First Floor - Bedroom hall, a south-facing suite, three bedrooms, one of which has a south-facing balcony overlooking the garden, a full bathroom, and a small storage room.

Basement - A small room with a stove and a spacious garage for two large cars and storage.

Property Details:

Two façades: North and South

South-facing garden

Large garage/box for two cars and storage

Built-in wardrobes in all bedrooms

Fireplace stove with an integrated heating system throughout all floors, allowing for the heating of the entire house

Location: area near Porto's City Park — meaning it's easy to walk to large green spaces for walking, running, and relaxing.

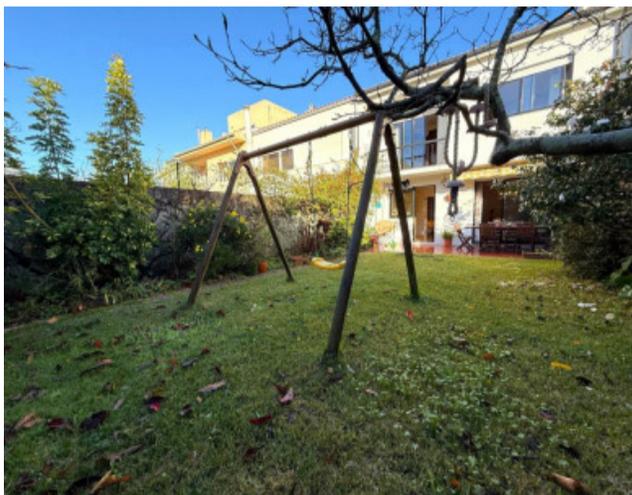
At the same time, close to the sea/Atlantic coast and the maritime area of Foz do Douro — providing access to beaches, the seaside promenade, a calmer/residential lifestyle, and close to the water.

Various shops and services nearby: traditional stores, public and private schools, supermarkets, gym, cafes, public transportation (buses), and easy access to several main roads in and out of the city.

Visit us!

logo

# Gallery



logo

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

## Additional Details

### Attributes

|                            |                            |                              |
|----------------------------|----------------------------|------------------------------|
| <b>Status</b><br>Available | <b>Net Area</b><br>280sq m | <b>Gross Area</b><br>280sq m |
| <b>Year Built</b><br>1900  |                            |                              |

### Property Features

|        |        |
|--------|--------|
| Garden | Garage |
|--------|--------|

logo

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

## Site Floorplan

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

logo