



€450,000

Ref: DL35766

72 sqm

New 1 bedroom flat with 57m2 and balcony with 4m2, parking and storage room in downtown Porto. New 1 bedroom fl...

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

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Property Description

New 1 bedroom flat with 57m2 and balcony with 4m2, parking and storage room in downtown Porto.

New 1 bedroom flat, never inhabited, located on the 2nd floor, with parking space, balcony and storage room, inserted in the prestigious Emporium Building, on Rua Sá da Bandeira, in the heart of downtown Porto.

Located in an emblematic building from the 1930s, this flat is distinguished by its large interior areas and excellent natural light, benefiting from four-front windows and a pleasant view over the common garden, marked by abundant vegetation and an elegant water mirror, creating an atmosphere of tranquillity in the heart of the city.

The finishes are of high quality, with solid wood flooring, air conditioning and wooden frames with double glazing, ensuring thermal and acoustic comfort.

The social area is developed in open space, integrating a large and bright living room and a contemporary design kitchen, with Boffi furniture, fully equipped with Gaggenau and Siemens appliances, Zimbabwe granite countertops and Lourinhã marble flooring, reflecting a high standard of sophistication and functionality.

The room has a private balcony, reinforcing the luminosity and the connection to the outside. The bathroom stands out for its underfloor heating and Estremoz marble coverings, adding comfort and elegance to the space.

Location is one of the main attributes of this property. Located in downtown Porto, it is surrounded by commerce, services, restaurants and public transport. It is a 1-minute walk from Rua de Santa Catarina, about 8 minutes from the Trindade metro station, 10 minutes from Aliados and the São Bento train and metro station. In terms of road access, it is approximately 15 minutes from Colégio Alemão do Porto, 20 minutes from CLIP – Oporto International School, Lycée Français International de Porto and Francisco Sá Carneiro Airport.

An excellent opportunity for own housing or investment, in a new property, with parking, in the historic and commercial centre of Porto.

Book your visit now.

Don't miss this opportunity, book your visit now.

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Gallery



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Additional Details

Attributes

Status Available	Net Area 72sq m	Gross Area 72sq m
Year Built 2022		

Site Floorplan

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