DIVINE HOME®
IMOBILIÁRIA • REAL ESTATE

# Albufeira e Olhos de Água\Albufeira 895,000 €

## Ref: OD-F

These modern luxury and high quality townhouses "Oliveira" with 2 bedrooms, 2 bathrooms and a private pool are in a new Urbanization at just 5 minutes from Albufeira and the beach. The first fase of this project is under construction, after which fase 2 and 3 will follow shortly. Designed by the renowned architect Vasco Vieira, these villas offer you all the luxury and space you might require on a peaceful location within easy reach of amenities.

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The ground floor of the property consist of an open space lounge with fully equipped kitchen. There is direct access into the lounge from your 2 car garage which is located in the basement.
Further on this level you will find a guest toilet, front terrace and spacious rear terrace with private pool and BBQ area.

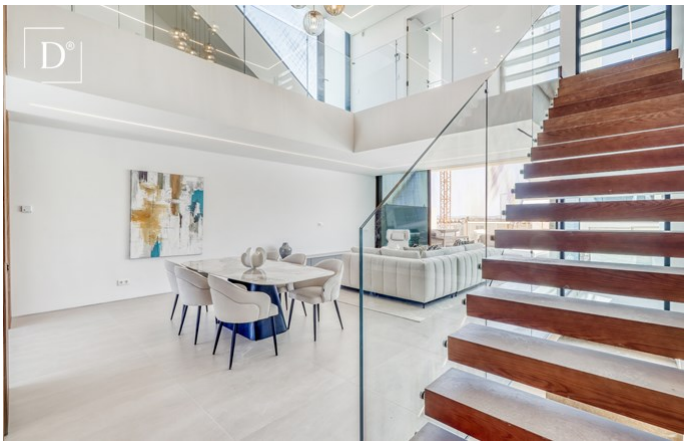
The stairs from the basement up to the lounge continue up to the first level of the property.

On the first level of the townhouse is the master-bedroom with en-suite bathroom with bath.
Completing this level is the second bedroom, with adjacent a bathroom with shower. Further stairs lead you up to your private roof terrace to enjoy the view over the surrounding area.

All properties with air-conditioning, underfloor heating throughout the property, pre-installation for a Smart-Home system and floor to ceiling sliding doors.

Set in a higher area just outside Albufeira this is an unique development with exceptional design, luxury for the properties as with the services.
Boasting exquisite finishes and the highest standards of energy efficiency, the properties are complemented by 5-star facilities and services, a luxurious Clubhouse, concierge, restaurant, spa and gym.

These high-end properties are in the perfect location, close to everything and far away enough to offer quiet and peaceful surroundings.
Contact us fast if you do not want to miss out on this opportunity.



## General details

- Year of construction: 2024
- Type: Semi-detached, Attached
- View: Countryside views, Pool view, Village view, Garden view
- Pool: Private pool
- Parking: Garage
- Outside area: Private garden, Communal garden, Terrace / Balcony, Roof terrace
- Heating
- Water: Mains water
- Sewerage: Mains drainage

## Interior details

- Heating : Under floor heating (electric), Airconditioning (heating + cooling)
- Warm water: Solar Panels
- Insulation: Double glazing, Thermal insulation, Insulated roof
- Furniture: Without furniture
- Kitchen: Fully fitted , Access to garden
- Bathroom(s): Bath, Shower, Under floor heating
- Bedroom(s): Built-in wardrobes, Airconditioning, Dressing room, Access to terrace, En-suite bedroom(s)
- Extras: Alarm, Sliding doors, Pre-installation surround sound system, Fibre optics, Elevator
- Lay-out: Ground floor, First floor, Basement

## Exterior details

- Pool: Private
- Outside area: Private garden, Communal garden, Roof terrace, Terrace / balcony, Automatic irrigation
- Parking: Street parking, Garage for multiple cars, Garage
- View: Pool view, Urbanization view, Garden view
- Sewerage: Mains drainage
- Water: Mains water
- Beach: 5 min. by car
- Golf course: 10 min. by car
- Supermarket: 5 min. by car
- Restaurant: 5 min. walking
- Health centre: 5 min. by car
- Airport: 45KM
- Ownership: Private ownership (On-shore)