

## Quarteira - Townhouse



**4**  
Bedrooms
 **3**  
Bathrooms
 **270**  
Area (m<sup>2</sup>)
 **492**  
Land Area (m<sup>2</sup>)
   
Garage

**430 000 €**  
(EUR €)

### Fantastic Townhouse 10m walk to Trafal Beach Fonte Santa

4 bedroom townhouse located in a quiet residential area, 2km away from 3 beaches, close to the city and all amenities.

Traditional style and in very good condition, this spacious villa offers 3 levels, various storage areas, and an elevated position providing views across neighbouring roof tops. Entrance to this walled property is gained via an automatic gate which provides access to the villa through a well kept front garden. Entering the villa on the ground floor the lobby gives access to a guest bathroom, large double bedroom with patio doors and small terrace, and an en-suite bedroom with patio doors giving access to the rear garden. A large, bright, 'L' shaped living room with fireplace and dining room enjoy natural light from 2 sets of patio doors both giving direct access to a large patio area and lawn garden. A fully equipped kitchen complete with breakfast bar and access to the garden, and staircase to the upper and lower ground levels complete the ground floor.

T +351 289 313 325 <sup>1</sup> · T +44 800 015 9997 · E [info@irgproperty.com](mailto:info@irgproperty.com)

Estrada Quinta do Lago, Almancil, 8135-160  
AMI 8687

<sup>1</sup> (Call to national fixed network) | <sup>2</sup> (Call to national mobile network)



APA\_2327

Reference

Scan the QR code to view the property

The first floor offers 2 more en-suite bedrooms with private terraces and air conditioning units. The master bedroom benefits from a larger floor space and shares views with an additional large, independent terrace over the garden, Fonte Santa, Quarteira town to the coast on one side, and the Loulé mountains to the north. All bedrooms have built in, floor to ceiling wardrobes.

This magnificent townhouse also benefits from a basement garage for at least two cars and a storage space currently used as a wine cellar.

Outside we find the perfect leisure area for 'al fresco' dining with stone grill and on top a fabulous terrace overlooking the city and the surrounding area.

Equipped with double glazing, air conditioning and alarm.

Ideal for those looking to live a carefree life

Year of construction: 1995

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## Property Features

- Air conditioning
- Washing machine
- Refrigerator
- Thermoaccumulator
- Fenced plot
- Built year: 1995
- Storage / utility room
- Double glazing
- Frontline property
- Wine cellar
- Pantry
- Internet connection available
- Terrace
- Garage
- Closed fireplace
- Wifi Network
- Mains water
- Solar orientation: South
- Equipped kitchen
- Dishwashing machine
- Fireplace
- Garden
- Proximity: Hospital, Pharmacy, Public Transport, Schools, Public Swimming Pools, Playground, Beach, Shopping, Restaurants, City
- Floors: 2
- Views: Countryside views, Urbanization view
- Electric garage gate
- Laundry
- Security alarm
- Quiet Location
- Balcony
- Barbecue
- Central location
- Sealed land area
- Security door
- Energetic certification: E

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