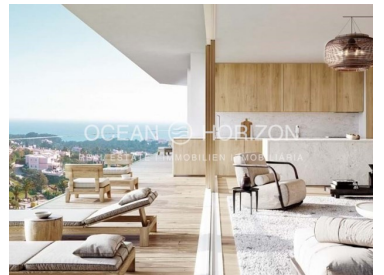




## Lagoa e Carvoeiro - Apartment



|  |   |   |   |  |         |
|--|---|---|---|--|---------|
|  3 |  3 |  194 |  |  CLASSE ENERGÉTICA | N/A     |
| Bedrooms   | Bathrooms   | Area (m <sup>2</sup> )  | Swimming Pool   |  | (EUR €) |

### 3-bedroom apartment with sea views in exclusive resort in Carvoeiro, Golf property

Welcome to this luxury residential complex near Carvoeiro, which offers you 74 high-end apartments, most of which have great sea views, of which around 10 units are currently still available. Among them is this beautiful 3-room apartment, which benefits from a quiet location and a great sea view.

#### Timeless design:

The apartment is located on the 1st floor of the two-storey building and is designed in a timeless design. It offers three bedrooms, three bathrooms and a very spacious living and dining area. Furthermore, a lot of storage space has been created by several built-in wardrobes in the hallways and bedrooms. The apartment has floor-to-ceiling windows that seamlessly connect the bright and spacious interiors with the outdoor areas. Due to the corner location within the building, a lot of



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natural light enters the apartment and you can also enjoy more peace and privacy. Inspired with natural and sustainable materials from all over the world, the apartment offers elegance, comfort and functionality.

#### High-quality equipment:

All apartments are equipped with high-quality appliances and have a modern design. The floors have large tiles with dimensions of 60 x 60 cm, also on the balconies. The outdoor balconies are also equipped with transparent glass guardrails. Full-height MDF doors with lacquered finish and concealed hinges, minimalist aluminium window frames with double glazing and spot lighting complete the picture.

The kitchens are equipped with all the necessary Bosch brand appliances, including a washer/dryer, and they have integrated LED lighting in the ceilings.

The three bathrooms have floor-to-ceiling showers.

#### Comfort and sustainability:

It is not only the good thermal insulation that contributes to the regulation of the indoor climate and temperature, but also the individual air conditioning systems (VRV and Multisplit), which are suitable for cooling and heating. In the bathrooms, electric underfloor heating provides further comfort.

The central hot water preparation is provided by a heat pump.

For security and easier handling during rentals, security doors with a key card system are installed.

The apartments all have a fiber optic connection, telephone, cable TV, Internet and CCTV.

In the underground car park, the apartment includes two parking spaces and a storage room.

#### Fully equipped apartments, exclusive amenities, and a high-yield rental service:

All apartments are delivered fully furnished and include high-quality electrical appliances as well as stylish décor. The complete furniture package is already included in the purchase price, ensuring no additional costs and a hassle-free move-in experience. The residential complex also offers a reception, a restaurant, two separate pool areas, a spa, and a fitness center. Additionally, the exclusive rental pool program provides an attractive investment opportunity with professional management and flexible personal use throughout the year. Owners benefit from a passive income source through regular rental earnings while enjoying the advantages of a first-class managed property. Participation in this program is mandatory for purchasing property in this exclusive complex.

#### Exclusive location and leisure facilities:

These modern apartments are located in an exquisite location on the outskirts of the coastal town of Carvoeiro, which offers a perfect balance between tranquillity and accessibility. Enjoy the immediate proximity to first-class beaches (approx. 20 minutes walk or 5 minutes by car), exclusive restaurants and a variety of leisure activities such as the adjacent golf course.

As the residential complex is located on an elevated site, there are great views of the sea and the surrounding area from many areas, next to the apartments, with their villas and pretty, well-kept gardens. This also applies to the common areas such as the main pool, reception and restaurant.

Feel free to contact us at any time for more information and an on-site viewing.



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## Property Features

- Underfloor heating
- Washing machine
- Air conditioning
- Pool
- Garden
- Floors: 2
- Drive way
- Views: Sea views, Golf views, Pool view, Urbanization view, Garden view
- Lift
- Electric garage gate
- Quiet Location
- Security door
- Balcony
- Furnished
- Equipped kitchen
- Dishwashing machine
- Fitted wardrobes
- Proximity: Airport, Beach, Golf course, Shopping, Restaurants, Hospital, Pharmacy, Public Transport
- Built year: 2024
- Private condominium
- Storage / utility room
- Video entry system
- Double glazing
- Walking distance to beach
- Ocean View
- Energetic certification: A
- Rental licence



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