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# Cabanas de Tavira 760,000 €

## Ref: SAP1766-T3P

Under construction, spacious 3 bedroom apartments with high quality finishes and communal pool to be completed at the end of 2023. Located a mere 1.7 km from the Ria Formosa in Cabanas de Tavira. Equipped with modern facilities. An absolute must see!

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|---|---|---|---|---|
| 130sm | 0sm | 3 | 3 | YES |

Largo de S. Sebastião 17, 8150-139 S. Brás de Alportel • **Tel:** +351 289 841 751 • **AMI:** 11606
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These high quality, spacious, 3 bedroom, 3 bathroom apartments are located in a private condominium with a large communal pool, just 1.7 km from the Ria Formosa.
The apartments will be equipped with a smart-home system, giving you the possibility to control the equipment from a distance via your smartphone.

There are several 3 bedrooms Penthouse apartments available in this condominium, ranging in sizes from 126.23 m² up to 149.29 m².
All the Penthouses have very spacious private roof-terraces.

High quality materials have been used for the finishes, such as;
* Heating by heat pump with underfloor heating in the apartment
* Daikin air-conditioning units
* Thermal and acoustic insulation
* Thermal insulation for the water circulation
* Aluminum frame with thermal break and thermal glass.
* Door sills, window sills and stairs in granite
* False ceilings in waterproof plasterboard with recessed lighting with LED lamps
* Exterior lighting on all balconies
* Lacquered kitchens with gray silestone tops and wall coverings and equipped with the following appliances: washing machine and dishwasher, fridge, induction hob, oven, and microwave (Bosch)
* Sanitana suspended sanitary ware with Kyara faucets, Gueberit suspended cistern bathroom furniture with mirror, bathtub guards and shower tray with stainless steel profiles and Sanitana glass

The communal pool of 18.5 x 6 m2 and pool terrace sits on the south side of the condominium. The condominium also boasts a garage for parking with each apartment having it's own designated parking space.

All in all, amazing high end, top quality apartments in a location where you have everything within easy reach and within minutes to the Ria Formosa.

An absolute must see!

*** Please note that the images are merely as indication, layout per apartment may vary.

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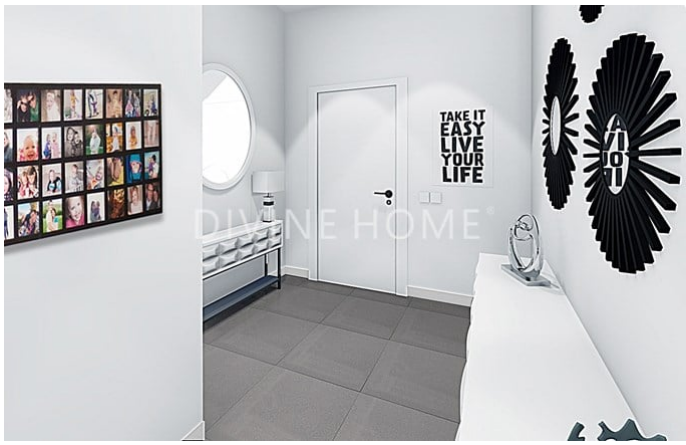

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## General details

- Year of construction: 2023
- Type: Attached
- View: Sea views, Pool view, Village view, Urbanization view
- Pool: Communal pool
- Parking: Street parking, Private parking space
- Outside area: Private garden, Communal garden, Terrace / Balcony, Roof terrace
- Heating
- Water: Mains water
- Sewerage: Mains drainage
- Wheelchair accessible

## Interior details

- Heating : Under floor heating (heat pump), Airconditioning (heating + cooling)
- Warm water: Heatpump
- Insulation: Double glazing, Thermal insulation, Insulated roof
- Furniture: Without furniture
- Kitchen: Fully fitted , Oven, Extractor fan, Washing machine, Hob (electric) , Fridge / freezer, Access to terrace
- Bathroom(s): Bath, Shower, Bidet, Under floor heating
- Bedroom(s): Built-in wardrobes, Airconditioning, Access to terrace
- Extras: Electric shutters, Sliding doors, Elevator
- Other areas: Storage / utility room
- Lay-out: Second floor
- Energy certificate: B

## Exterior details

- Pool: Communal
- Pool size: 18.5 x 6 metres
- Outside area: Roof terrace, Terrace / balcony
- Parking: Private parking space, Street parking, Garage for multiple cars
- View: Seaview, Pool view, Village view, Urbanization view
- Sewerage: Mains drainage
- Water: Mains water
- Beach: 5 min. by car
- Golf course: 5 min. by car
- Supermarket: 5 min. by car
- Restaurant: 5 min. walking
- Health centre: 5 min. walking
- Airport: 45KM
- Ownership: Private ownership (On-shore)