DIVINEHOME®

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São Brás de Alportel 670,000 €

Ref: SVP2065

Nestled in tranquil countryside just 10 minutes from S. Brás, this renovated farmhouse offers modern comfort amidst traditional charm. Step inside to find an open-plan living area with a fully fitted kitchen, four bedrooms including an en-suite master, and outdoor spaces featuring an inviting 8 x 4-meter pool, covered terrace and garage. Enjoy panoramic views from the roof terrace.

161sm	1350sm	4	3	YES

Largo de S. Sebastião 17, 8150-139 S. Brás de Alportel • **Tel:** +351 289 841 751 • **AMI:** 11606

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Nestled in the tranquil countryside, this traditional farmhouse embodies timeless charm with modern comfort, situated approximately 10 minutes by car from São Brás de Alportel, in a peaceful area with ample privacy.

The Property:
Step into a beautifully renovated farmhouse (2016), boasting traditional Algarve style with contemporary amenities. A welcoming entrance hall leads you to the heart of the home – an open-plan living room, dining area, and a fully fitted kitchen, perfect for gatherings and everyday living. With direct access to the outdoors, the space seamlessly extends to embrace the natural surroundings.

Explore four bedrooms, highlighted by an en-suite master featuring a dressing room and double doors opening to the garden. Additionally, two more double bedrooms with fitted wardrobes, a single bedroom, a family bathroom, a cloakroom, and a laundry room add to the practicality of the living space.
Air conditioning throughout the bedrooms and living areas ensures year-round comfort, while a cozy fireplace with a wood-burning stove adds warmth and ambiance.

Outdoor Oasis:
Outside, the property unfolds into a picturesque landscape, enveloped by a 1350 m2 plot adorned with easy-to-maintain gardens and lush greenery with irrigation system. Calcada pathways meander through the grounds, leading to the centerpiece – an inviting 8 x 4-meter chlorine swimming pool, surrounded by a tiled terrace in the traditional Santa Catarina style.
Next to the pool we find an outdoor bathroom, a outdoor kitchen' and a covered terrace.
There are 2 gate entrances, one of which connects directly to the garage and the other to an uncovered parking area.
From the roof terrace enjoy the panoramic views of the surrounding countryside.
Tarmac access and connected to mains water, rain water collected into cistern and septic tank. In terms of thermal insulation, it has high-quality materials such as capoto on the outside and rock wool on the inside and double glazing.

About the Area:
Located just a short 10-minute drive from São Brás de Alportel, this farmhouse offers the best of both worlds – serene countryside living with easy access to urban amenities. Immerse yourself in the natural beauty of the Algarve countryside while enjoying the convenience of nearby towns and services.

Unique Features:

-Renovated farmhouse with traditional charm
-Open-plan living area with modern kitchen
-Air conditioning and wood-burning stove for comfort
-Double glazing and insulated external walls and roof
-Garage
-8 x 4-meter chlorine swimming pool

Embrace the charm of countryside living while basking in the comfort of modern amenities. Book your visit today!

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General details

- Year of construction: 1992
- Type: Detached
- View: Countryside views
- Pool: Private pool
- Parking: Garage
- Outside area: Private garden, Roof terrace
- Heating
- Water: Cisterna, Mains water
- Sewerage: Septic tank

Interior details

- Heating : Fireplace (log burner) , Airconditioning (heating + cooling)
- Insulation: Double glazing, Thermal insulation, Insulated roof
- Furniture: Without furniture
- Kitchen: Fully fitted
- Bedroom(s): Built-in wardrobes, Airconditioning, Dressing room, En-suite bedroom(s)
- Other areas: Storage / utility room
- Lay-out: Ground floor, Split level
- Energy certificate: B-

Exterior details

- Pool: Chlorine, Private, Pool shower
- Pool size: 8x4
- Outside area: Fenced/walled terrain, Roof terrace, Automatic irrigation
- Parking: Garage
- View: Countryside views
- Sewerage: Septic tank, Soakaway septic tank
- Water: Cistern, Mains water
- Beach: 20 min. by car
- Golf course: 30 min. by car
- Supermarket: 5 min. by car
- Restaurant: 5 min. by car
- Health centre: 5 min. by car
- Airport: 20KM
- Ownership: Private ownership (On-shore)