



## Alcabideche - Villa



4	4	345	392		
Bedrooms	Bathrooms	Area (m <sup>2</sup> )	Land Area (m <sup>2</sup> )	Garage	Swimming Pool

**1 300 000 €**  
(EUR €)

### Luxury triplex villa

Discover the splendor of living in Atibá, Bicesse, in the parish of Alcabideche, with this impressive 4 bedroom villa of new construction and brand new. This residence of 345m<sup>2</sup> spread over 3 floors offers a space of luxury and incomparable comfort.

Smart and Spacious Distribution

FLOOR 0 (109m<sup>2</sup>)

1 Versatile bedroom (ideal as an office)

Modern bathroom

Elegant open space kitchen with lacquered MDF with Silestone countertop.

Large and bright living room

FLOOR 1 (93m<sup>2</sup>)

Stunning master suite with walk-in closet and private balcony

Additional bedroom with built-in wardrobe and balcony



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**AMI 17184**

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



Full bathroom with high quality finishes.

CAVE (77m<sup>2</sup>)

Open space, Technical area, Pre-installation of Laundry and WC.

High Quality Finishes

VMC- Controlled mechanical ventilation with integrated A/C

Advanced home automation with video surveillance and alarm

Image control and display (including video intercom) remotely via mobile phone

Central vacuum

Heat pump and solar panel pre-installation

ICF (exterior and interior thermal insulation) construction

Underfloor heating in the bedrooms and bathrooms on the 1st floor

ROCA and BRUMA sanitary equipment

Energy pre-certification A

Stunning exteriors

Lawn garden

Swimming pool with lounge area

Pergola and barbecue for leisure time

Parking for 3 cars

Prime location

Located in an area with unobstructed views and plenty of privacy, this villa is close to several amenities:

Capital Padel Academy

Preparatory School

Just 6 minutes from the Salesians of Manique

Close to the beaches of Estoril and Cascais

Easy access to the A5 and A16 motorways



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## Property Features

- Heating
- Dishwashing machine
- Fitted wardrobes
- Central vacuum system
- Walk-in wardrobe
- Laminated floor
- Air conditioning pre installation
- Alarm pre installation
- Pool
- Garden
- Garage
- Floors: 3
- Basement
- Views: Countryside views, City view, Pool view, Garden view
- Security alarm
- Electric shutters
- Pantry
- Quiet Location
- Central location
- Barbecue
- Domotics
- Energetic certification: A+
- Mains water
- Orientation: Exterior
- Washing machine
- Air conditioning
- Under floor heating
- Equipped kitchen
- Underfloor
- Thermoaccumulator
- Home automation pre installation
- Solar panels pre installation
- Proximity: Airport, Mountain, Beach, Golf course, Shopping, Restaurants, City, Open field, Hospital, Pharmacy, Public Transport, Schools, Public Swimming Pools, Playground
- Terrace
- Built year: 2025
- Laundry
- Storage / utility room
- Video entry system
- Double glazing
- Electric garage gate
- Main drainage
- Central music system
- Solar heating
- Sealed land area
- Security door
- Solar orientation: South, East, West
- Balcony



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