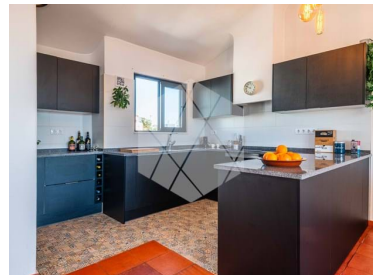
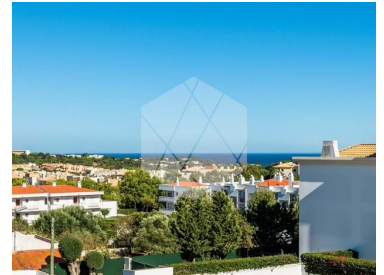




## Albufeira e Olhos de Água - Townhouse



**3**  
Bedrooms

**3**  
Bathrooms

**153**  
Area (m<sup>2</sup>)

**300**  
Land Area (m<sup>2</sup>)

**Garage**

**500 000 €**  
(EUR €)

### Authentic 3-story Townhouse in Albufeira with stunning sea views

Experience the perfect blend of traditional Portuguese charm and modern living in this spacious, fully renovated townhouse in Albufeira. Originally built in 1972 and meticulously updated in 2020, this impressive three-story property boasts over 150m<sup>2</sup> of living space, complete with authentic Portuguese details and contemporary amenities.

#### Key Features:

- Spectacular Sea Views: Enjoy breathtaking views of the ocean from the upper floors, capturing stunning sunrises and sunsets over Albufeira, Oura, Sta. Eulália, and as far as Vilamoura.
- Spacious Interiors: Open-plan living spaces with elevated ceilings, large windows, and sliding doors create a bright and airy atmosphere. The main living area features a modern kitchen, cozy fireplace,



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**AMI 24317**

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and access to a generous balcony – perfect for indoor and outdoor living.

- **Separate Apartment:** A fully independent one-bedroom apartment on the ground floor offers additional space for guests or rental income, with its own entrance, kitchen, and a private terrace.

**Outdoor Living:** The expansive gardens at the front and back offer plenty of space for relaxation, complete with a garden shower, fruit trees, herbal plants, and beautiful Portuguese calçadas. Enjoy the sun all day with perfect sun exposure from sunrise to sunset.

**Ample Parking & Storage:** A large garage accommodates two cars and provides space for a workshop or storage. Additional parking is available on the property and on the street.

**Prime Location:** Nestled in a lively yet peaceful neighborhood of Albufeira, this property is within walking distance of all essential amenities, including supermarkets, hospitals, and bus stops. Several stunning beaches, such as Oura, Sta. Eulália, and Praia dos Bicos, are just a 20-minute walk away. Enjoy the vibrant local scene with bars and restaurants right around the corner, while still relishing the tranquility of a partly residential area.

**Modern Amenities & Upgrades:**

- Air conditioning throughout the main house, with preparations for air conditioning in the apartment.
- Fully equipped kitchens in both the main house and the apartment, featuring modern appliances.
- Six solar panels to reduce electricity bills by 25-40%.
- Fiber-optic internet, double glazing, and a recently renewed roof.
- Energy D-rating prior to renovations, reflecting the upgrades and efficiency improvements.

**This Property Offers Endless Possibilities:** Whether you're looking for a permanent residence, a holiday home, or a property to generate rental income, this beautifully renovated townhouse offers the ideal balance of modern comfort and traditional charm. Visit today and let yourself be captivated by the stunning sea views, expansive living spaces, and vibrant surroundings of Albufeira.

Don't miss this rare opportunity to own a unique piece of Albufeira real estate!



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## Property Features

- Heating
- Dishwashing machine
- Fitted wardrobes
- Central location
- Wood burner
- Proximity: Airport, Beach, Shopping, Restaurants, City, Hospital, Pharmacy, Public Transport, Schools
- Built year: 1972
- Fully fitted kitchen
- Views: Sea views
- Double glazing
- Barbecue
- Solar orientation: South
- Balcony
- Garage
- Washing machine
- Air conditioning
- Quiet Location
- Closed fireplace
- Equipped kitchen
- Garden
- Renovation year: 2020
- Storage / utility room
- Guest cottage
- Main drainage
- Energetic certification: D
- Mains water
- Terrace



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