



25VD009NP

Reference

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Pedrouços - Apartment



Bathrooms



65,2

Area (m²)



Garage

185 000 €

(EUR €)

New studio apartment with terrace, in Pedrouços, Maia.

This studio apartment, with a floor area of 43.70m², is the perfect choice for those looking for a modern, functional and well-located space.

The property comprises an inviting entrance hall, a bright common room, a kitchenette equipped with a ceramic hob, oven and microwave, and an elegant bathroom and terrace.

Enjoy outdoor spaces and additional amenities:

- Private balcony: With 8.65m² and south-east orientation, the balcony is the ideal place to relax and enjoy the view.
- Parking space: With 12.85m², it guarantees secure parking for your vehicle.
- Modern building: New construction, with elevator, ventilated façade and frames with thermal bridge break, for greater comfort and energy efficiency.

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Rua de São Lourenço 454, 4430-545 Vilar De Andorinho
AMI 19374

¹ (Call to national fixed network) | ² (Call to national mobile network)



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Privileged location:

- Just 400m from Circunvalação: Enjoy a vast public transport network that connects you to various municipalities in Porto and the city center.
- Quick access to the A3: Just 1km away, making it easy to get around.
- Close to essential services: S. João Hospital is 1.8km away and the University Campus is 2km away.
- Airport less than 13km away: Ideal for frequent travelers.

This studio apartment is the ideal choice for:

- Young professionals: Looking for a modern, well-located space.
- Students: Who need easy access to the University Campus.
- Investors: looking for a property with excellent potential for appreciation.

Don't miss out on this unique opportunity to acquire a new studio apartment, with all the amenities and in a privileged location.

Property Features

- Air conditioning
- Window frames: Double glazing, Simple window frames
- Fitted wardrobes
- Balcony
- Built year: 2024
- Proximity: Airport, Shopping, City, Hospital, Pharmacy, Public Transport, Schools
- Lift
- Kitchen: Electric hob, Kitchen oven, Exhaust fan, Fridge \ Combined , microwave
- Double glazing
- Garage / parking space
- Floors: 5
- Energetic certification: A
- Central location
- Electric garage gate

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