



REDUCED



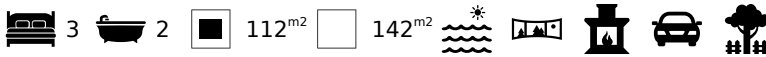
## Villa with 2+1 bedrooms in quiet location in Salema with amazing sea views

VILLA IN SALEMA

ref. LW2302

525.000€

475.000€



### Location +

Town	Salema
Parish	Budens
Municipality	Vila do Bispo, Faro
Region	Algarve (West)

### Details +

Usage	Residential
Type	Villa
Construction Year	2005
Rooms	5
Bedrooms	3
Bathrooms	2
Floors	2
Furnished	Fully

- Fixed Price Promotion until 30/04/25
- Living area 112m<sup>2</sup>
- Construction area 151m<sup>2</sup>
- Plot size 142m<sup>2</sup>
- 2+1 double bedrooms, 2 bathrooms, 1 WC
- Easy to maintain
- 600m to Salema beach

This well-maintained property has sea views from every floor including a large terrace accessed via patio doors from the living area boasting great views of Salema beach. There is also a terrace at the rear and a big courtyard with lots of potential. The layout and the 3 double bedrooms make this property ideal as a rental investment as Salema is a popular village year-round due to its proximity to golf and amenities and its wonderful weather.

### Entrance level

- Generous living and dining area with fireplace
- Patio doors to terrace with sea views
- Guest WC
- Fully fitted, fully equipped kitchen
- Side balcony with sea views



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#### Areas +

Living Area	112 m <sup>2</sup>
Usable area	151 m <sup>2</sup>
Plot Area	142 m <sup>2</sup>

#### Access +

Tarmac

#### Parking +

Parking outdoors, Private Parking

#### Living Room +

Lounge/Dining

#### Terrace +

Balcony/Terrace, Garden Terrace, Roof Terrace

#### Kitchen +

Fully Fitted, Fully Equipped

#### Other Rooms +

Storage

#### Bedroom +

Fitted Wardrobe

#### Bathroom +

1 Family Bathroom, 1 En-Suite, 1 WC

#### Heating-Cooling System +

Fireplace, Log/wood burner

#### Equipment +

Internet/Phone, Cable/Satellite TV, Boiler, Intercom, Pre-Installed AC

#### Water-Electricity-Drainage +

Mains electric, Mains water, Mains drainage, Gas Bottle

#### Windows +

Double glazing

#### Garden +

Private, Walled

#### Views +

#### Lower Level

- Spacious master bedroom with en-suite bathroom
- Two double bedrooms (one was formerly the garage)
- Family bathroom
- Patio doors & fitted wardrobes in all bedrooms

#### Exterior

- Front terrace with sea view
- Spacious patio partly covered with lots of potential
- Side terrace with sea view
- Lockable storage room
- Outdoor water and electricity
- Gated Entrance

#### Amenities

- Fireplace
- Fitted wardrobes
- Double glazing, electric shutters
- Satellite TV, phone & Wi-Fi
- Pre-installation for AC

#### Location

- 150m from sea
- 600 m to the beach
- 3.1km to golf, spa and gym
- 103km to Faro Airport
- 700m to village centre and amenities Salema



Lagos Office - ALGARVE:  
Marina de Lagos, Edifício Astrolábio, Lote 24-Loja 5  
GPS. 37° 6' 41.85" N - 8° 40' 30.251" W

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Panoramic View, Sea View



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## PHOTO GALLERY



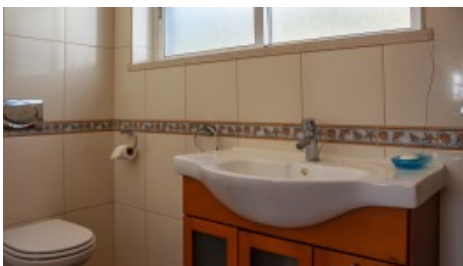
Living/Dining



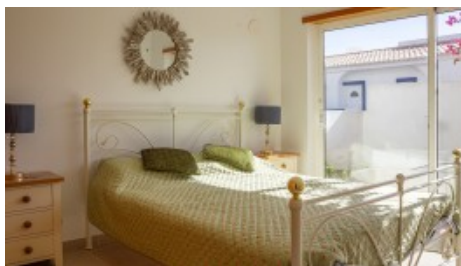
View



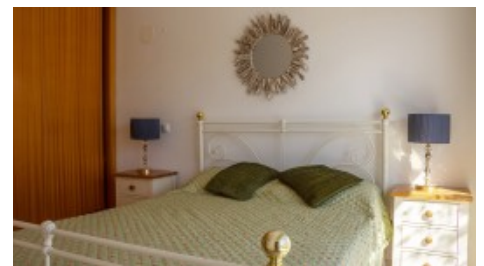
Kitchen



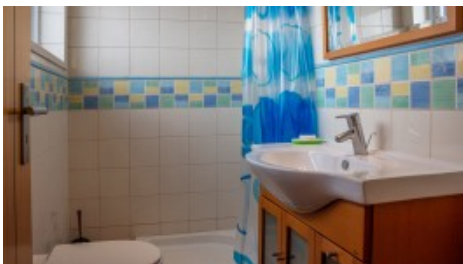
WC



Master Bedroom



Master Bedroom



En-Suite



Patio



Bedroom 2



Bedroom 3



Bathroom



Rear terrace



View



Side of property



Garden





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*Surroundings*



*Salema Beach*



*Salema*



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