YOUR PROPERTY SPECIALISTS

Renovation & Construction Project - Rural tourism with Restaurant with river views near Foz de Odeleite, Odeleite

RESTAURANT IN ODELEITE

ref. **TV1112**

890.000€

294^{m2} 30.000^{m2}

B

Location +

Town	Odeleite
Parish	Odeleite
Municipality	Castro Marim, Faro
Region	Algarve (East)

Details +

Usage	Commercial
Type	Restaurant
Rooms	1
Floors	1
Furnished	Fully

- In Operation
- 294 m² living area
- 30,000 m² plot
- Restaurant with all equipment
- Gas oven
- Two swimming pools
- Project approved for construction of 12 T1 houses
- 21 km from the southern beaches

With breathtaking views of the Guadiana River, this project encompasses different investment possibilities. Whether for a residence project, or for business and investment in a rural tourism project. For this last possibility it was developed an architecture project for the construction of 12 T1 houses that is approved by the municipality. The property has a private river dock (for boats up to 70 tons) on the Guadiana River. The total area of the plot is 30,000 m2 and the urban area is 1,040 m2.
The existing restaurant has the capacity for 200 people inside and 300 outside. There are several support areas, such as the bar of the two swimming pools, toilets, shower and other leisure areas and parking.

Tavira Office - ALGARVE:
Rua da Silva 27 Tavira
GPS. 37° 7' 27.627" N - 7° 38' 44.156" W

+351 281 027 570
enquiries@togofor-homes.com
www.togofor-homes.com

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Areas +

Living Area	294 m²
Plot Area	30.000 m²

Water-Electricity-Drainage +
Mains electric

Pool +
2, Private

Garden +
Natural, Auto irrigation, Outdoor lighting

Exterior +
Lake, BBQ

Views +
River/Estuary Views

It has excellent access by the municipal road or through the river quay. It has a borehole and a tank of drinking water of great capacity (22 000 l), with a working system with automatic pump. The property is divided into 3 articles (2 contiguous and 1 separate where the dock is).

There is a mobile home in the upper part of the land (the current home of the house keepers) and the land is ready to start the construction of the 12 villas. More details will be provided on the viewings.

A unique project that can be reached by car or by boat with panoramic views and constant tranquility.

Amenities

- Plot with easy access
- Swimming pool
- Children swimming pool
- Private dock on the Guadiana river
- Working restaurant
- Mobile home support
- Poolside support bar
- Water tank 20.000l
- Main entrance gate
- Pergola for several cars
- Project approved for 12 T1 villas
- Possibility of increasing the number of villas
- Borehole and irrigation system
- Lake
- Terrace
- Sanitary facilities
- Mains water, electric and drainage

Location

- Near the Foz de Odeleite
- 13 km from Alcoutim
- 21 km from the southern beaches
- 62 km from Faro Airport

Other Info

Restaurant currently operational.

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PHOTO GALLERY

Restaurant

Restaurant

Restaurant grill

Wood ovens

Restaurant & Exterior area

Swiming pool

Children's pool

River view

Pool bar

Pool bar

Access to restaurant

Pond

Pool view

Exterior area

Villas' construction area

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Exterior area

River view

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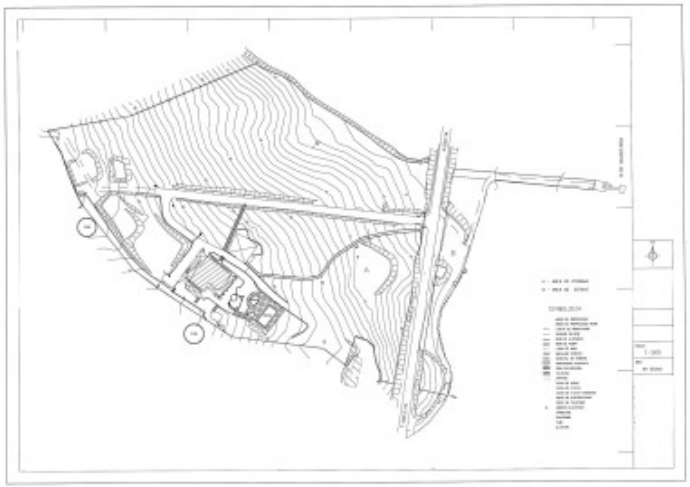
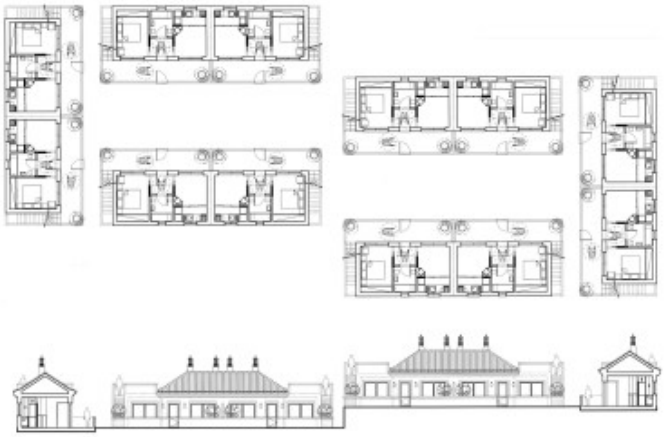
FLOOR PLANS



TV1112 Floor plans 1

TV1112 Floor plans 2



TV1112 Floor plans 3

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