



## Golegã - Villa



**4** Bedrooms  
**3** Bathrooms  
**22560** Area (m<sup>2</sup>)  
**Swimming Pool**

**625 000 €**  
(EUR €)

### 4 Bedroom Countryside Villa with Private Pool in Santarem

Discover serene living with this expansive Quinta, showcasing a sparkling pool, nestled in Santarem's lush countryside, merely an hour from the vibrant city of Lisbon. Embrace a peaceful life on a generous 22,560 m<sup>2</sup> estate.

Indulge in the elegance of a traditional, single-level villa offering four well-appointed bedrooms, an inviting entrance hall, and a modern, fully equipped kitchen adjoining an airy open space living room. Convenience is at your fingertips with a handy utility room. Privacy flourishes in the thoughtful design, separating two en-suite bedrooms and an additional common bathroom from the lively social spaces.

Crafted with superior materials and exquisite finishes, this home defines quality. All rooms bask in southern and southeastern exposure, granting access to the pool and manicured gardens, designed



**Calvin Gibson**

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AMI 12086

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



for comfort and maximizing the abundant natural light. Thermal PVC windows and double glazing seal the home's energy efficiency.

Preparation for a state-of-the-art convector cooling/heating system and heat-pump promises year-round climate control.

This property is a canvas for creativity, dotted with ancient olive trees, undulating terraces, vibrant gardens, and an inviting pool. Envision cultivating a vineyard, orchard, or personal vegetable garden, all within your private oasis, resonating with nature's tranquility.

Strategically placed, Golegã's equestrian heart beats just 20 minutes away by car. Essential amenities await a mere 15-minute drive, while a brief 50-minute journey unveils the region's pristine beaches. And when the city calls, Lisbon is just an hour's drive.

Seize this unique opportunity to eliminate stress, immersing in the open countryside's freedom while keeping life's conveniences within reach.

#### Property Particulars:

Property Type: Villa / Farmhouse

Bedrooms: 3+1

Bathrooms: 2+1

Plot Size: 3435 m<sup>2</sup>

Build Size: 180 m<sup>2</sup>

Year of Construction: 2024

Views: Countryside

Airport: 20 Minutes

Beach: 50 Minutes

Shopping: 10 Minutes

Swimming Pool Size: 10m x 4m

Energy Rating: A+

Price: €695,000



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## Property Features

- Double Glazing
- Solar Hot Water System
- Pool
- Fully Fenced Plot
- Garage
- Country Side Views
- Fitted Kitchen
- Pre- Installation for Air-Conditioning
- Garden
- BBQ
- Energetic certification: A+
- Single Storey Property



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