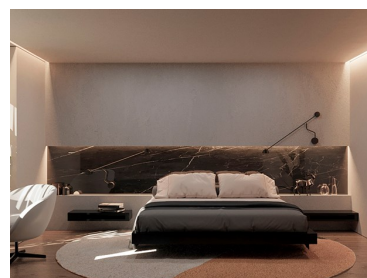




## Fânzeres e São Pedro da Cova - Villa



 3  
Bedrooms

 5  
Bathrooms

 269,5  
Area (m<sup>2</sup>)

 195,3  
Land Area (m<sup>2</sup>)

  
Garage

**470 000 €**  
(EUR €)

### NEW BUILDING | 3 BEDROOM VILLA | 3 SUITES | GARDEN | São Pedro da Cova | Gondomar

New-build 3-bedroom villas located in São Pedro da Cova - Gondomar, just a few minutes from the centre of Porto, are an attractive option for those looking for a modern home with excellent materials.

New construction ensures that all materials and finishes are in perfect condition and the modern architecture with contemporary design provides an elegant and functional look, with clean lines and the use of modern materials.

There are three suites, an open-plan lounge and kitchen, a 40m<sup>2</sup> lounge, a garage for two cars, large balconies and a garden. Close to essential services such as schools, supermarkets, public transport and other amenities.

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## RELEVANT FEATURES:

Thermal (Capoto) and acoustic insulation  
Double glazed doors and windows  
Electric aluminium blinds on the outside  
Installation of solar panels for water heating  
False ceilings throughout the house, with the exception of the basement ceiling  
LED spotlights throughout the house, except the garage  
Indirect light in the living room and bedrooms  
Heat recovery unit in the living room  
Alarm installation  
Air conditioning installation  
Doors with pivot system equal in height to the ceiling height of the houses, in  
Cream lacquered wood  
Cream lacquered wardrobes  
Flooring in bedrooms, living room, service bathroom and halls in  
AC5 floating floor - Oak  
Central vacuum system  
2-car garage with automatic gates  
Fire door from garage to inner hall  
Kitchen units in cream-lacquered Hidrofogo MDF and Silestone counters, with island equipped with  
larder  
Bosh appliances (extractor fan, oven, microwave, ceramic hob and washing machine)  
Ceramic hob and dishwasher) and Side-by-Side fridge freezer brand  
Beko  
Porcelain stoneware floor  
Bathrooms with cream lacquered washbasin cabinets and hanging sanitary ware  
Built-in LED projectors  
One of the suites equipped with a hydromassage column and the rest with a shower tray.  
Video intercom with colour screen  
Come and see your new home.

## OUR MISSION

To provide a service of excellence in the property market, contributing to the recognition and sustainable growth of the brand, to the well-being of our clients, finding the property solutions they are looking for.

## VISION

To make a difference in the property market, to be the real estate agency that best understands your needs when selling or buying and solves your problems with objectivity and simplicity.

## VALUES

Will and determination, seriousness, respect for people, transparency, trust, responsibility, honesty, ethics and commitment to our clients.



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## Property Features

- Heating
- Air conditioning
- Central vacuum system
- Walk-in wardrobe
- Garden
- Proximity: Mountain, Shopping, Restaurants, City, Pharmacy, Public Transport, Schools
- Terrace
- Built year: 2025
- Laundry
- Basement
- Views: Urbanization view
- Security alarm
- Electric shutters
- Quiet Location
- Security door
- Mains water
- Dishwashing machine
- Fitted wardrobes
- Equipped kitchen
- Exaustor
- Iluminação LED nas varandas
- Lugar de garagem preparado p/ veículos elétricos
- Garage
- Floors: 3
- Drive way
- Storage / utility room
- Video entry system
- Double glazing
- Electric garage gate
- Solar heating
- Energetic certification: A
- Balcony

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