



MM104A2/24FOZ/AMI

Reference

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## Aldoar, Foz do Douro e Nevogilde - Apartment



4  
Bedrooms

5  
Bathrooms

309  
Area (m<sup>2</sup>)

Garage

Swimming Pool

**1 982 560 €**  
(EUR €)

## Luxury Duplex T4 Apartment in Foz with Pool

**\*\*Luxury Duplex Apartment with Private Pool in Foz\*\***

This stunning T4 duplex apartment with a private pool is nestled in a tranquil and secure building in Foz do Douro (Nevogilde), one of Porto's most privileged areas. Here are the key highlights:

**\*\*Prime Location:\*\***

- Situated near the beach, with easy access to esplanades, restaurants, and major avenues like Av. Montevideu and Av. Brasil.
- Close to public transportation hubs, main highways (A4, A28, A1), and just 12km from Francisco Sá Carneiro Airport.
- Proximity to top schools, universities, hospitals, cultural centers, and commercial areas.



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**AMI 14355**

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



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**\*\*Luxurious Features:\*\***

- Private entrance and rooftop pool exclusively for residents.
- Spacious layout with modern architecture and high-quality finishes.
- Two levels of living space: social areas on the ground floor and private suites on the lower level.
- Four suites with marble-clad bathrooms and access to outdoor patios.
- Open-plan kitchen, living room, and dining area with access to a large garden and pool.
- Garage with four parking spaces and a private elevator accessible from within the garage.
- Energy-efficient design with a focus on comfort, sustainability, and functionality.

**\*\*Exceptional Living Experience:\*\***

- Enjoy the private and serene ambiance of this exclusive condominium with only eight apartments.
- Each unit features gardens, balconies, terraces, and six of them boast a private pool.
- High-end materials such as hardwood floors, marble bathrooms, lacquered woodwork, and minimalist aluminum frames.
- Certified with an A+ energy rating, ensuring efficiency and environmental sustainability.

**\*\*Perfect Blend of Luxury and Convenience:\*\***

- Experience the best of indoor and outdoor living with spacious exteriors for relaxation and enjoyment.
- Ideal for those seeking a sophisticated and upscale lifestyle in a prestigious neighborhood.

For more details or to schedule a viewing, feel free to contact our team. We are here to assist you in finding your dream home in Foz!



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## Property Features

- Heating
- Equipped kitchen
- Fitted wardrobes
- Proximity: Beach, Shopping, Restaurants, City, Hospital, Pharmacy, Public Transport, Schools, Playground
- Built year: 2025
- Private condominium
- Terrace
- Electric shutters
- Garage
- Pantry
- Views: Sea views, City view
- Quiet Location
- Energetic certification: A+
- Security door
- Heat pump
- Dishwashing machine
- Walk-in wardrobe
- Pool
- Floors: 2
- Balcony
- Double glazing
- Lift
- Electric garage gate
- Laundry
- Central location
- Walking distance to beach
- Video entry system



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