

ACL260: Lagares

4 bed, 5 bath, new villa on 2,000m2



Large 4 bedroom family home (approx 200m2, part renovated farm buildings and part new), set in about half an acre of fertile land. Situated in a beautiful area at the end of the village of Lagares, it is the last house on a track leading into the forest with only a small farm adjacent to it. The house and land are south facing with stunning views over pine and eucalyptus forest out towards the Serra da Lousã.

The main living accommodation is all on one level (apart from 3 steps down into the living room) and comprises of;

- a big kitchen with traditional cast iron wood burning range (suitable for cooking on), a gas range cooker, Belfast sink, and granite work surfaces, dishwasher, fridge etc. all of which can stay, glass doors lead out to the veranda;
- leading off from the kitchen is a larder/utility with plumbed in washing machine and lots of shelving;
- large dining room, exposed beams and wooden ceiling with two sets of doors opening out onto the veranda;
- living room with wood burning stove and double doors leading out to veranda;
- the bedrooms are all generous doubles and have views out over the surrounding fields and forest. They are on the north side of the house and have high wooden ceilings and so remain blissfully cool in summer and all are ensuite;
- there is also one main communal bathroom.

All exterior windows and doors are double glazed and hand made from hardwood, as are the external shutters.

Outside there is a rustic covered veranda which runs the length of the house on the south side which all the living areas open out onto, there is also a pergola outside the living room. There are steps which lead up to a sun terrace on the roof with fantastic views over the whole area. There is also a 20m well so land irrigation and filling a swimming pool will never be a problem.

The land is currently being cultivated into a wild flower meadow and gardens nearer the house.

Lagares has a bread van, meat van, fish van and grocery van which will deliver to the door. A ten minute walk takes you to Travanca do Mondego with a mini-supermarket, two café/bars and a couple of primary schools. It is 4km to the beautiful little town of Sao Pedro de Alva with schools, health centre, numerous cafes and a restaurant, grocery stores, two banks, hardware stores, post office etc.

Lagares is conveniently situated 2 hours from Lisboa and 1½ hours from Porto airports and the historical city of Coimbra is 25 mins drive.

The house would make a fabulous family home or luxurious holiday home with massive potential for rental. It is currently being run as a B&B.

Price: 260,000 euros