



## Areias e Pias - Villa



5	2	153	880	<b>300 000 €</b>
Bedrooms	Bathrooms	Area (m <sup>2</sup> )	Land Area (m <sup>2</sup> )	(EUR €)



## House T5 in Pedra nas Arreias – Ferreira do Zêzere

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#### Property Description

Discover the grandeur of this 5 bedroom stone villa, located in Arreias, Ferreira do Zêzere. With monarchical features and rustic details, this single-storey residence combines the charm of stone with the charisma of wood, providing a unique environment that mixes the old with the contemporary.

#### Distribution of Spaces

##### Ground floor:



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Av. Combatentes da Grande Guerra, 13A  
AMI 24759

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



- **Living room:** Cozy atmosphere with exposed stone walls and a charming wood-burning stove.
- **Kitchen:** Typical and rustic, fully equipped to meet all your culinary needs.
- **Bathroom:** Spacious, with a whirlpool bathtub for moments of relaxation.
- **Pantry:** Practical space for additional storage.
- **Room with Wood Oven:** Perfect for gathering family and friends around cozy meals.

### First Floor:

- **5 Bedrooms:** Comfortable and with parquet flooring in excellent condition.
- **Bathroom:** Functional, with shower.
- **Living room:** Versatile space for socializing.
- **Marquee:** Bright and protected environment, ideal for various activities.
- **3 Terraces:** With panoramic views of nature, providing a relaxing and inspiring setting.
- **Attic:** Additional space with various possibilities of use.

### Extras and Additional Features

- **Attachment:** Potential to be transformed into housing.
- **Agricultural Land:** Includes 2 wells, ideal for growing or gardening projects.
- **Old House:** Originally used as a wine press, it adds even more historical value to the property.
- **Modern Equipment:** Double glazing, fiber optics and space for car parking, with the possibility of building a garage and swimming pool.
- **Prime Location:** Just 2 minutes from the village of Areias and 10 minutes from Ferreira do Zêzere and Tomar. Proximity to the A13, facilitating access to Lisbon, Porto and its airports.
- **Leisure:** Close to the river beaches of Albufeira de Castelo de Bode, perfect for relaxing and refreshing days.

### Conclusion

This stone villa in Arreias is a unique opportunity for those looking for a residence that combines history, charm and modernity, all in the heart of Portugal. Schedule your visit now and let yourself be enchanted by this magnificent property!



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VCP286

Reference

Scan the QR code to view the property



## Property Features

- Equipped kitchen
- Garden
- Terreno
- Praia Fluviais
- Views: Countryside views, Mountain views, Garden view
- Quiet Location
- Wine cellar
- Double glazing
- Attic
- Well
- Uninterrupted views
- Hydrotherapy Bath
- Espaços Verdes
- Proximity: Mountain, Restaurants, City, Open field, Hospital, Pharmacy, Public Transport, Schools, Playground
- Ampla Oferta de Serviços
- Floors: 1
- Conservatory
- Storage / utility room
- Terrace
- Mains water
- Septic tank
- Energetic certification: E



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