

# 4 BEDROOM APARTMENT | FOR SALE | AVENIDAS NOVAS

Lisboa - Lisboa

€ 1.290.000



## About

Excellent T4 in a private condominium, with approximately one hectare, located in the city center. Excellent access to public transport, such as metro, bus terminal and train. Close to hospitals, universities and embassies. The property has 195 m2 of gross private area and was designed by Frederico Valsassina in 1992.

With entrance hall, large living room, west-facing balcony, open space dining room with fully equipped kitchen and laundry area. In the bedroom hall, there are three suites with closet, bathrooms with shower and a guest bathroom. The apartment is located on the 9th floor and includes two parking spaces and a storage room.

It was renovated and converted from T4 to T3, with total works, including plumbing, electricity and triple windows. It has air conditioning throughout the house, wooden floors, resident doorman and 24-hour security.

Enjoy an open view over the city of Lisbon, Monsanto and the Águas Livres Aqueduct. The condominium also offers two tennis courts, two swimming pools, a children's playground, several seating areas in the garden, condominium rooms with bathroom and east/west solar orientation.

Don't miss this opportunity to live with all the comfort and leisure in one of the best condominiums in Lisbon.

## Features

**bedrooms** - 4

**Typology** - T4

**bedrooms** - 4

**WCs** - 4

**Building area** - 255 m2

**Type** - Residential

**Type** - Apartment

## Energy efficiency



Energy Rating is an index of thermal performance of a building, indicating the levels of heating and cooling in winter and summer buildings that achieve energy rating A or B are more comfortable to live in and have lower energy bills.