



## Marmelete - Villa



3  
Bedrooms
 1  
Bathrooms
 213  
Area (m²)
   
Garage



**395 000 €**  
(EUR €)

## House + Commerce in Marmelete

Discover this exceptional property nestled in the vibrant heart of Marmelete. This versatile property features a recently renovated residence on the first floor, offering stunning south-facing views of the picturesque Marmelete countryside, complemented by a spacious shopping area on the ground floor. The three-bedroom property features elegant oak double-glazed windows and is pre-fitted for air conditioning, with access to a large terrace and convertible attic space.

This property presents an ideal opportunity for entrepreneurs looking to establish a business or for those interested in leasing the commercial area. In addition, the commercial space received a favorable opinion for conversion to residential use, which could further increase the profits of the investment.

The village of Marmelete offers a variety of dining options and a convenient supermarket. Residents



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can also enjoy access to the newly built swimming pool at the nearby campsite. In addition, Aljezur is only fifteen minutes away by car, while Lagos can be reached in just 30 minutes.

## Property Features

- Kitchen: Water boiler
- Terrace
- Built year: 1960
- Storage / utility room
- Double glazing
- Attic
- Central location
- Solar orientation: North, South
- Balcony
- Renovation year: 2024
- Proximity: Mountain, Restaurants, Public Transport
- Garage
- Floors: 2
- Views: Countryside views, Mountain views, Village view, Garden view
- Main drainage
- Quiet Location
- Energetic certification: F
- Mains water
- Gas: Bottle

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