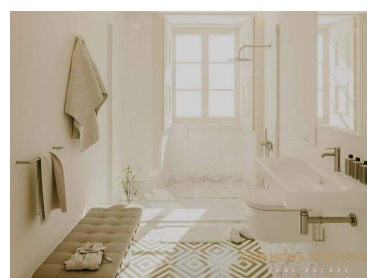
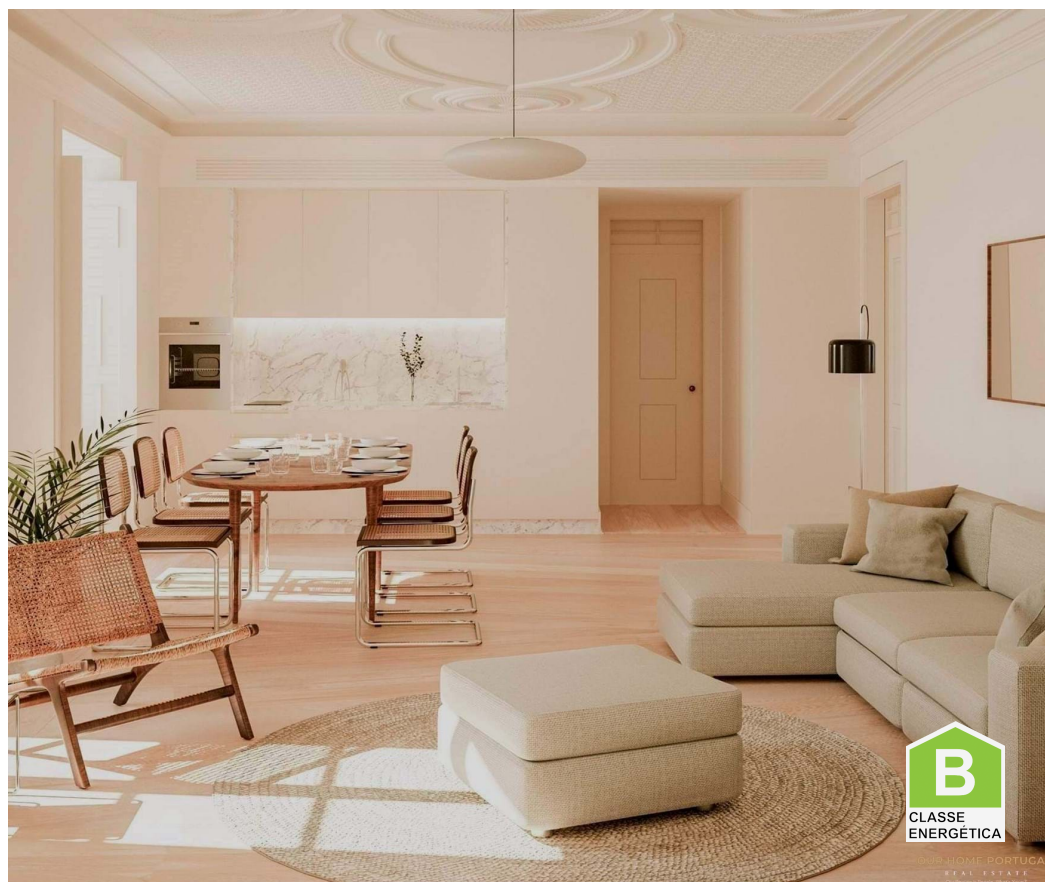




Santa Maria Maior - Apartment



Bedrooms



Bathrooms



Area (m²)



459 000 €

(EUR €)

1 Bedroom Apartment

Apartment with a spacious bedroom and modern bathroom, this property is perfect for those looking for a comfortable and elegant space. The gross area of 57 m2 offers the perfect balance between intimacy and practicality.

Fully furnished and equipped with modern appliances including washing machine and dishwasher.

It has an elegant kitchenette, built-in wardrobes, video intercom system, elevator and double-glazed windows with electric shutters. With a panoramic view of the city and urbanization, this property has easy access to all amenities, such as shopping, restaurants, hospitals, pharmacies, public transport, schools, public swimming pools and children's playgrounds. Don't miss the opportunity to live in this cozy and modern space.

It is next to one of the most emblematic squares in Lisbon, Rossio Square, that the tourist



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development is located, a building made up of 36 apartments, with types T0, T1, T1 Duplex and T2 Duplex.

This corner of Lisbon that enchants people from all corners of the world, perfectly represents the intersection between heritage and modernity, resulting in a picturesque and inviting space in the center of the city's movement. Despite being a rehabilitated building, it maintains its typical Lisbon structure, continuing with the original three floors, overlooking the river, it is the ideal address for those who want to live or invest in one of the cities that is most vibrant with constant tourist growth.

The development is close to important monuments for the metropolis, such as the statue of D. Pedro IV, the D. Maria II theater and the Coliseu dos Recreios. Next to Rossio Square, it is in a privileged location in terms of transport, within walking distance of the metro, buses and Rossio train station.

This is the perfect opportunity for anyone who wants to be where it all happens, but still have a luxurious retreat that you can call home

Tourist Apartments with guaranteed profitability of 4% per year and fully assured management. This is the ideal solution for your investment, in one of the most famous destinations in Europe and the world.

The amounts relating to fees owed of any kind, as well as notary and registration fees will be the responsibility of the buyer; The broker's commission must be paid by the seller, as stipulated by Portuguese law. The availability of the property will be agreed. All material is based on information we consider reliable

FAQ's

Q: Are the apartments tourist apartments?

A: Yes

Q: What is the difference between a residential building and a tourist building?

A: The difference between classic residential complexes and holiday apartment complexes lies in the services to be provided to the latter, according to their individual classification. Vacation apartment developments offer a way to generate income from operating a property for tourism purposes. Holiday apartments are essentially a revenue-generating product, being promoted by the management entity designated by the owners, which is responsible for managing all holiday apartments in the development.

Holiday apartment owners are not obliged to use their apartments for tourist purposes and can therefore use them as a permanent residence.

Q: Can I make this apartment my permanent residence?

A: Yes, you can, just inform the manager of your intention and sign a contract to that effect. From a logistical point of view, it is necessary to ensure that the apartment is kept properly furnished and equipped in accordance with the requirements and standards applicable to the "tourism establishment" classification.



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Property Features

- Washing machine
- Air conditioning
- Equipped kitchen
- Thermoaccumulator
- Furnished
- Views: City view, Urbanization view
- Lift
- Electric shutters
- Solar heating
- Energetic certification: B
- Dishwashing machine
- Fitted wardrobes
- Laminated floor
- Proximity: Airport, Mountain, Beach, Shopping, Restaurants, City, Open field, Hospital, Pharmacy, Public Transport, Schools, Public Swimming Pools, Playground
- Kitchenette
- Video entry system
- Double glazing
- Main drainage
- Uninterrupted views
- Mains water



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