CHAVETEJO
IMOBILIÁRIA

[£396,150] **€475,000**

Exceptional A+ Energy-Rated Contemporary Villa with Panoramic Sunset Views





Property Details

Reference:	536/26	**Construction Area:**	303.05
Business Type:	For Sale	**Plot size:**	4000
Bedrooms:	4	**Location:**	Ansião
Garage:	Yes	**Energy Rating:**	A+

Features

Contemporary single-storey villa built to exceptional standards
A+ Energy Rating for maximum efficiency and sustainability
303m² of accommodation on an approximately 4000m² plot
Three spacious double bedrooms, including a master suite with walk-in wardrobe
Luxurious open-plan living, dining, and kitchen area
Premium fitted kitchen with granite worktops and central island
inset fireplace linked to central heating system
Solar panel hot water system
Outdoor entertaining kitchen with built-in barbecue and pizza oven
Integral garage with automatic door
Mature gardens with fruit trees and established olive grove
Space for a swimming pool and kitchen garden
Spectacular countryside and sunset views
Private yet highly accessible location
Prime Central Portugal Location

Description

Nestled in one of the most desirable locations near Ansião, this outstanding contemporary single-storey villa combines sophisticated design, exceptional energy efficiency, and the tranquillity of rural living. Built just three years ago to the highest standards, the property offers an impressive 303m² of living space set within approximately 4000m² of beautifully landscaped grounds, enjoying stunning countryside vistas and spectacular sunsets.

Designed with comfort, style, and practicality in mind, the villa welcomes you through a covered entrance porch into an elegant hallway featuring bespoke storage and an integrated entry system. From here, the home opens into a magnificent open-plan living area bathed in natural light. This exceptional space forms the heart of the property, seamlessly combining a luxurious fully fitted kitchen, dining area, and lounge.

The contemporary kitchen is beautifully appointed with polished granite worktops, a central island, quality integrated appliances, and generous workspace, making it ideal for both everyday living and entertaining. Large glazed doors frame the surrounding countryside and open directly onto the gardens, creating a wonderful connection between indoor and outdoor living. A striking double-sided fireplace provides a cosy focal point while efficiently supplying heat to the central heating system throughout the home.

The private bedroom wing offers superb accommodation. The spacious principal suite enjoys peaceful garden views and features a walk-in dressing area and a beautifully finished en-suite bathroom. Two further generous double bedrooms, both with fitted wardrobes and direct access to the gardens, are served by a stylish family bathroom. Thoughtfully designed sliding pocket doors maximise space and enhance the home’s sleek contemporary aesthetic.

Practicality is equally impressive, with an integral garage featuring an automatic door, extensive storage, a utility room connected to the property’s solar-powered hot water system, and additional development potential. A separate outdoor entertaining kitchen, complete with barbecue, pizza oven, and extractor system, provides the perfect setting for alfresco dining and year-round gatherings with family and friends.

Outdoor Living at Its Finest

The property is accessed via an automatic entrance gate leading to a private driveway, garage, and extensive grounds. The beautifully maintained gardens feature mature planting, established fruit trees, and a traditional olive grove where owners can harvest olives and produce their own olive oil.

The generous outdoor space offers endless possibilities, including ample room for a private swimming pool, kitchen garden, children’s play areas, or additional leisure facilities. Thanks to its private setting and elevated position, the villa enjoys uninterrupted views across the rolling countryside and distant villages, creating an atmosphere of complete peace and serenity.

Ideally situated just minutes from Ansião, the villa offers the perfect balance between rural tranquillity and convenient access to amenities and major towns.

Driving Distances:

Ansião 5 minutes

Penela 15 minutes

Condeixa 25 minutes

Coimbra 30 minutes

Tomar 40 minutes

Figueira da Foz 60 minutes

Porto Airport 105 minutes

Lisbon Airport 120 minutes

This exceptional property represents a rare opportunity to acquire a nearly new, energy-efficient home in one of Central Portugal’s most sought-after locations. Combining contemporary elegance, outstanding build quality, beautiful outdoor spaces, and breathtaking views, it offers a lifestyle that is both refined and relaxed.

Early viewing is highly recommended