



Cascais e Estoril - Villa



5	6	285	630			2 400 000 €
Bedrooms	Bathrooms	Area (m²)	Land Area (m²)	Garage	Swimming Pool	(EUR €)

Cascais - Fully renovated luxury T5 villa - Enclosed garden - Swimming pool

Fully renovated luxury villa with garage and its enclosed and sunny garden in complete privacy. Possibility to apply for a permit to build between 60 to 100m2 more living space.

Superb villa tastefully renovated, a true oasis of greenery and tranquility where birds sing every hour of the day, in Birre, a very residential area of Cascais.

Beautiful terraces judiciously placed allow you to live indoors and outdoors, from breakfast to dinner, practically all year round.

The perfectly oriented landscaped garden with mature vegetation offers you in complete privacy to



Arrabelle Chevallier-Sollier

French and English

+ 351 962 720 585 ² · +33 6 86 28 24 16

arrabelle@arrabellimmo.com

T +351 215 876 793 ¹ · T +351 962 720 585 ² · E contact@arrabellimmo.com

**Rua do Sol a Santa Catarina, N°6 1200-455 Lisboa
AMI 15355**

¹ (Call to national fixed network) | ² (Call to national mobile network)



enjoy a pleasant heated swimming pool, not to mention its spacious pool-house, a beautiful summer dining room and the inevitable barbecue.

This stunning elegant villa favours both family life and social life, everything is both functional and chic.

The large volumes of each space make it an ideal home for family life but also for entertaining your friends, in fact, from the entrance, spacious and bright without forgetting a magnificent parquet floor that extends into all the main rooms, you feel a calm and relaxed atmosphere, to your left is a 1st suite, Also ideal for the design of an office/library.

You will be charmed by the large living and dining room opening onto the terraces and the garden, with its design architecture, its bow window and its fireplace.
A fully equipped kitchen and its terrace, for meals in complete tranquility.

Also on the ground floor are a guest toilet, a laundry room and a huge garage attached to the house including a pre-installation for electric car.

On the 1st floor, particular care has been taken to create the beautiful owner's suite of approx. 50 m2, which can be easily transformed into a stunning suite and the creation of a 5th bedroom.

Two other beautiful suites (23 and 24 m2) complete this floor.

An immaculate attic, offers you the opportunity to gain valuable m2 in the future, if required.

The garden has an automatic irrigation system using water from a well.

This villa is distinguished by its quality renovation, including a completely new roof, its absence of vis-à-vis and its privileged location in a quiet and family area.

Centrally located, you will be in the center of Lisbon or at the airport in less than 30 minutes.
Also 5 minutes from King's College School, CUF Hospital and less than 15 minutes from the center of Cascais, Casa da Guia, Praia do Guincho and Quinta da Marinha.
Golfers are not forgotten with 2 superb golf courses within 5 minutes, including the famous Oitavos golf course, ranked among the 100 most beautiful golf courses in the world.
Horse riding, tennis, padel, water sports... Everything is nearby.



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Property Features

- Heating
- Dishwashing machine
- Fitted wardrobes
- Equipped kitchen
- Pool
- Garden
- Garage
- Laundry
- Views: Pool view, Garden view
- Electric shutters
- Borehole
- Attic
- Barbecue
- Energetic certification: C
- Mains water
- Renovation year: 2024
- Washing machine
- Air conditioning
- Fireplace
- Walk-in wardrobe
- Proximity: Beach, Golf course, Shopping, Restaurants, City, Hospital, Pharmacy, Schools
- Terrace
- Floors: 2
- Storage / utility room
- Double glazing
- Automatic irrigation
- Main drainage
- Quiet Location
- Domotics
- Solar orientation: South, East, West
- Balcony



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