

€280,174 Apartment - Sold

## Apartment 1, a brand-new home for sale in a closed condominium, in Matosinhos

Portugal » Porto » 4450

**1** Bedrooms  
**1** Bathrooms  
**74m<sup>2</sup>** Floorplan  
**3m<sup>2</sup>** Terrace



**Contact us today for more information or to arrange a viewing**

+351 221107946 • porto@lucasfox.com • lucasfox.com • Av. Brasil, 330, Porto, Portugal, Portugal

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### OVERVIEW

## Apartment T1, a brand-new home for sale in a closed condominium with an interior garden area, in Matosinhos.

The glorious past of the former Canning Factory "Litoral e Companhia Lda." now takes on a new life.

With a privileged location, Litoral Living transforms an industrial building into the home of your dreams, prepared to create new memories, which will mark a new life. This development, a closed condominium, with an interior garden area, extends over 5 blocks of 66 apartments with T1, T2, T3 and T4 and also 10 T2D and T3D homes and 1 store prepared for catering.

At Litoral Living, concern for your comfort and safety are the priority, providing a CCTV video surveillance system in common areas interconnected with the concierge, an emergency generator to ensure essential functions for the building's operation and a vehicle charging system. Featuring large garden areas, the development benefits from acoustically insulated flooring, central heating by electric underfloor heating in the restrooms and central heating by hydraulic underfloor heating powered by a heat pump in the remaining rooms.

The building's façade, which maintains the original design, has a "Cappoto"-type thermal insulation system, featuring stainless steel metalwork, thermally cut aluminium frames and double glazing, among other features.

Inside the building, the halls, suites and rooms have common characteristics. In addition to the "European Oak" type multilayer wooden flooring and the smooth continuous plasterboard false ceiling, painted in white, the homes have white enamelled interior wardrobes with doors and shelves in MDF, and walls painted with white paint.

As for the kitchens, we can find them equipped with an oven, hob, microwave, fridge and dishwasher, and furniture with gloss thermolamine (HPL) finish in white, in addition to the floor with its glossy white finish. With integrated lighting in a false ceiling, the kitchens also have stainless steel sinks and a chrome-plated brass countertop mixer from the Flow line, from Padimat's WE brand, or equivalent.



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Lift, Wooden flooring, Underfloor heating, Storage room, Heating, Equipped Kitchen, Double glazing, Built-in wardrobes, Balcony, Air conditioning

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