

€650,000 Country house - For sale - New listing

## Excellent 4 Bedroom country house for sale in Alentejo, Portugal

Portugal » Alentejo » 2205-002

<b>4</b>	<b>2</b>	<b>741m<sup>2</sup></b>	<b>209,750m<sup>2</sup></b>
Bedrooms	Bathrooms	Floorplan	Plot size



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

## Estate with approximately 21 hectares, bordered by the Rio Torto, in Abrantes.

Estate located in the municipality of Abrantes, with a total area of 20.9 hectares, bordered by the crystal clear waters of the River Torto.

This property, with great tourist and agricultural potential, offers several business possibilities for those looking for a different investment.

The Estate has a built area of 780 m<sup>2</sup>, which includes a house, a hall, a dining room, an events room and a traditional wine cellar with storage spaces, providing versatility and potential for various purposes.

Based on the Municipal Master Plan (PDM), there is also the possibility of transforming the space into a boutique hotel with up to 60 rooms, with this project being eligible for support from community and municipal funds due to the fact that the property is located in an area of low population density.

The property also has three boreholes for water collection, which can be used for both agricultural cultivation and animal grazing. The area is also enriched by 50,000 m<sup>2</sup> of cork oak forests in full production, with nine-year production cycles, ensuring a sustainable source of income.

The privileged location of this property allows you to enjoy excellent sun exposure and panoramic views over the city of Abrantes.



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Natural light, To renovate, Panoramic view,  
Interior, Exterior, Chill out area

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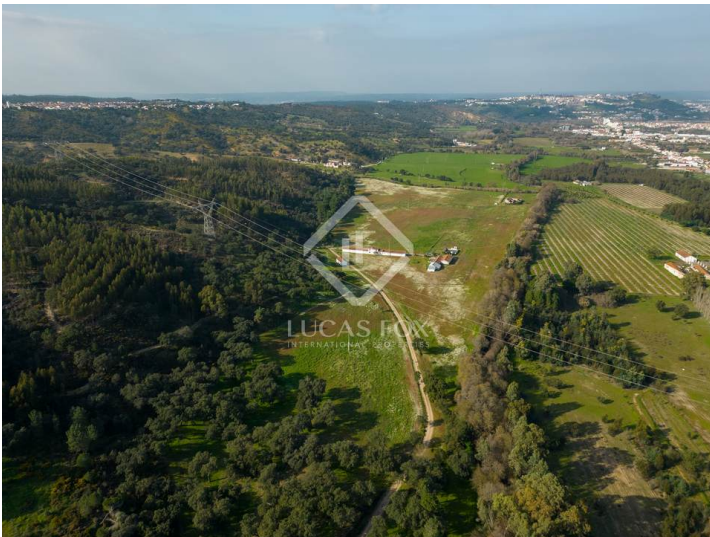
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