

#1427

Reference

Scan the QR code to view the property



## São Martinho - Apartment



1  
Bedrooms

2  
Bathrooms

102,7  
Area (m<sup>2</sup>)

**420 000 €**  
(EUR €)

## Fabulous one bedroom apartment for sale

Magnificent One-Bedroom Apartment on the top floor with Stunning Ocean Views in Funchal

Nestled in an exclusive gated condominium, this fabulous fifth-floor (top floor) apartment offers a harmonious blend of luxury, comfort, and convenience. Designed for those who appreciate sophisticated living, the property boasts a prime location near the heart of Funchal, within walking distance of the vibrant city center, the iconic Lido Bathing Complex, the Marítimo Stadium, and the picturesque Quinta Magnólia gardens.

### Exceptional Features & Elegant Design

Exclusive Condominium Amenities – Immerse yourself in the tranquility of beautifully maintained lush gardens, take a refreshing dip in the stunning swimming pool, stay active in the outdoor gym, or unwind while watching your little ones enjoy the children's playground.

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Estrada Monumental Nº 454 9000 098 Funchal  
AMI 11097

<sup>1</sup> (Call to national fixed network) | <sup>2</sup> (Call to national mobile network)

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**Spacious & Bright Interiors** – This modern apartment welcomes you with an expansive lounge and dining area, seamlessly connected to a large, sunlit veranda, perfect for enjoying breathtaking ocean views. Both the lounge and kitchen have direct access to this outdoor haven, creating a seamless indoor-outdoor flow.

**Luxury & Comfort** – Equipped with top-of-the-line appliances, including air conditioning in both the lounge and bedroom, as well as a central vacuuming system, ensuring effortless maintenance.

**Serene Bedroom Suite** – The generously sized bedroom features ample closet space, an elegant en-suite bathroom, and a large walk-in shower, all designed for ultimate comfort and relaxation.

**Spectacular South-Facing Ocean Views** – Wake up to mesmerizing sea views and enjoy golden sunsets from the comfort of your home.

**Added Convenience** – The property includes a private parking space and a secure storage room (3.4m<sup>2</sup>), offering practical solutions for modern living.

Spacious swimming pool and beautiful, lush well-kept gardens

#### Property Details

Gross Area: 102.7 m<sup>2</sup>

Storage Area: 3.4 m<sup>2</sup>

Year Built: 2020

Elevator

#### Financial & Community Details

IMI Annual Property Tax: €338.02

Monthly Condominium Fee: €48

This is an exceptional opportunity to own a top-quality residence in one of Funchal's most desirable locations, offering both a serene retreat and easy access to urban conveniences.

Schedule a Viewing Today!

## Property Features

- Lift
- Energetic certification: A

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