







## São Martinho - Apartment



 **3**  
Bedrooms
  **4**  
Bathrooms
  **167,45**  
Area (m²)
   
Garage
   
Swimming Pool

**470 000 €**  
(EUR €)

### 3 BEDROOM LUXURY APARTMENT WITH PANORAMIC VIEWS OF THE SEA AND BAY INSERTED IN A CLOSED CONDOMINIUM WITH SWIMMING POOLS AND GARDENS.

New luxury development under construction, Building XXI - 19 in a closed condominium, with excellent location and views of the virtues with architectural style endowed with the application of modern materials of high resistance and durability, by solid promoter.

High quality development, with top technology so that you do not lack due comfort.

The common spaces of the XXI Buildings provide: swimming pool, solarium, gym, and excellent green recreational areas, exclusive to residents.

T (+351) 968 400 217 <sup>2</sup> · E ap@finestproperties.pt  
 Rua Ponta da Cruz nu. 34 – 3º CD | 9000 - 103 Funchal | Ilha da Madeira – Portugal  
 AMI 17470

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



Natural light, comfort and proximity to the city center.

- Flooring of the sanitary facilities and kitchens covered in black granite.
- Flooring of bedrooms, living rooms and halls in oak multilayer flooring.
- Polished stainless steel skirting boards in kitchens and toilets.
- All interior carpentry is white lacquered
- Wardrobes up to the ceiling and built-in in all rooms.
- Electric interior blinds in the rooms.
- Automatic gate for access to garages.
- Main entrance door to the building with security code.
- High security armored apartment entrance doors.
- Materials and solutions with excellent thermal and acoustic insulation.
- Color video intercom.
- Home Automation Base Installation.
- Pre installation of air conditioning.
- Kitchens equipped with Bosh appliances (hob, oven, extractor fan, dishwasher), sink w / legume, cutlery holder and trash can.

We have T1, T2 and T3 apartments available in different floors!

The apartments with excellent sun exposure, great balconies and an exceptional sea view, combined with finishes with quality and durability, and a functional and adaptive interior architecture, translate the degree of demand that the product offers and that you deserve.

Great investment conditions, call me to be able to inform you.

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We are awaiting for you to give more details of this magnificent flats.

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## Property Features

- Dishwashing machine
- Equipped kitchen
- Thermoaccumulator
- Home automation pre installation
- Solar panels pre installation
- Proximity: City, Pharmacy, Public Transport, Schools, Public Swimming Pools
- Terrace
- Built year: Em construção
- Private condominium
- Drive way
- Views: Sea views, Mountain views, Marina view, City view, Urbanization view, Garden view
- Lift
- Double glazing
- Electric garage gate
- Quiet Location
- Security door
- Energetic certification: A
- Balcony
- Fitted wardrobes
- Walk-in wardrobe
- Air conditioning pre installation
- Alarm pre installation
- Pool
- Garden
- Garage
- Floors: 5
- Laundry
- Storage / utility room
- Video entry system
- Guest cottage
- Electric shutters
- Automatic irrigation
- Irrigation System
- Uninterrupted views
- Solar orientation: South, East, West