



## 3 Bedroom Apartment for sale/rent in Viva Marinha, Quinta da Marinha, Cascais

<b>Reference</b>	qmr271
<b>Purpose</b>	Sale
<b>Location</b>	Quinta da Marinha
<b>Bedrooms</b>	3
<b>Bathrooms</b>	2
<b>Built Area</b>	245 sqm
<b>Plot Area</b>	---
<b>Price</b>	On Request



## DESCRIPTION

---

The 3-bedroom duplex apartment we present for sale or rent, is situated in the heart of Quinta da Marinha, in Cascais, in the Viva Marinha Hotel & Suites - "An exclusive hotel in an exclusive location" - which constitutes an excellent choice for both short and long residence periods.

Offering every guarantee to be a perfect choice as a permanent residence, we speak of a 5-star complex also recognized in the Quinta da Marinha as the ideal choice to spend idyllic and luxury family vacations, summer holidays, golf vacations, short breaks or long stays for business.

This 5-star Hotel Apartment Viva Marinha is in a 109 100 sqm plot which includes four 2 and 3 floor buildings, amazing surrounding environment with pools and gardens with the very own Quinta da Marinha vegetation, with pines, eucalyptus and flowers of many different species. With apartments of types T0, T1 and T2, buildings A and B compose the hotel suites & services, while buildings C and D incorporate residential apartments. The apartment we present for sale or lease is a fully equipped T3 Duplex apartment situated in the building C, and benefits from the several available infrastructure, such as the 700 sqm SPA available in the building A, the outdoor pool, restaurants and unlimited access to all the external surrounding.

Consisting of two floors, the T3 Duplex apartment has a total area of 245 sqm with 36 sqm assigned to terraces. The 1st floor has a social area of 42.5 sqm, a kitchen, a restroom and a balcony. The 2nd floor includes 2 bedrooms with areas of 16.8 sqm and 18.7 sqm, one bedroom suite with 22.6 sqm and a bathroom. All rooms enjoy direct access to the panoramic terrace.

The construction high quality standards and the existing facilities offer you all the guarantees. The apartment features, among others, air conditioning, central vacuum and electric blinds. It also has two parking spaces and a storeroom. All the resort benefits from concierge services and 24 hour security.

## LOCATION

---

The T3 duplex apartment we present for sale or rent is located in the 5-star Hotel Apartment Viva Marinha, in the heart of Quinta da Marinha, Cascais. Quinta da Marinha is a residential zone par excellence, which gives those who live there the fascination of living contemplating the Atlantic Ocean, in that which is the most prestigious residential area of Cascais.

Wrapped in a framework of absolute tranquility, Quinta da Marinha is only a step away from some of the most worldwide renowned golf resorts such as the Quinta da Marinha Golf or the Quinta da Marinha Oitavos Golf - the 1st golf course in Europe and 2nd in the world recognized as a Certified Signature Sanctuary (Gold) -, of fantastic five-star hotels, of equestrian infrastructure for more than 230 horses, of the best restaurants, bars, prestige stores, of entertainment areas and of the new Navy of Cascais, being also a worldwide recognized location for water and nautical sports such as sailing, surfing, scuba diving and underwater hunting.

Near to the well known Guincho beach, to the village of Cascais - coastal city where the 2007 sailing World Cup was held -, to the town of Estoril - internationally renowned tourist centre where is located the biggest casino in Europe - and to Sintra - classified as World Heritage by UNESCO - Quinta da Marinha has a truly exceptional location, which justifies all the prestige that it is given to it.

In the same region is Guincho, Cascais, Quinta da Bicuda, Guia and Areia. This house is located just 5 minutes from the A5 highway which links Cascais to Lisbon and is only 20 minutes away from Lisbon.

## PHOTOS

---

