



## 9 Bedroom Farmhouse For Sale in São Brás de Alportel

Ref: Sakura

Ideally located in the countryside, yet just a few minutes from the centre of São Brás de Alportel, this fabulous traditional 19th-century "Quinta" exudes history and memories of times gone by. Built in 1877, it is a reminder of the old, refined farmhouses that once kept the rural area alive.

The "Quinta" has been perfectly maintained over the years and retains its traditional charm, but has been combined with the modern comforts necessary for everyday life.

Set on a large 3,600 m<sup>2</sup> plot, this unique property is a real rarity in the Algarve, offering countless possibilities for family or business experiences with the possibility of creating a versatility of options: a family residence, a guesthouse, a wellness retreat, a wedding venue or a retirement home.

Since 2013, this farm has been a successful boutique B&B with a guest rating of 9.3, proving its excellence and guaranteeing the acquisition of a fully licensed local accommodation with guaranteed profitability.

Upon arrival at the property, you are greeted by a parking area for several vehicles, which leads you to the iron gate for pedestrians. You are welcomed by the large, beautifully maintained green garden, full of fruit trees that provide plenty of shade and leisure areas where you can admire the stone well that has been maintained over the centuries.

The farmhouse is divided into two separate wings, facilitating its operation and

|                                                                                                          |                                                                                                           |
|----------------------------------------------------------------------------------------------------------|-----------------------------------------------------------------------------------------------------------|
|  9 bedrooms         |  9 bathrooms         |
|  827 m <sup>2</sup> |  3603 m <sup>2</sup> |
|  1877               |  Pool                |
| <b>€ 1,585,000</b>                                                                                       |                                                                                                           |

### Features

- Main drainage
- Pool
- Air conditioning
- Fireplace
- Borehole
- Proximity: Mountain
- Proximity: Open field
- Bar
- Garden
- Automatic irrigation
- Solar system
- Mains water

experience. You are welcomed by a cosy living room with reception and access to the terrace, swimming pool and rear garden.

The Left Wing Reception, guest toilet, lounge, equipped kitchen, 4 bedrooms, each with en-suite bathroom, combining the traditional features of stone walls with modern comfort. Several storage rooms available.

The right wing offers another equipped kitchen, dining room and living room with a cosy fireplace, three additional bedrooms, three bathrooms and plenty of storage space. The high ceilings with natural stone details create an inviting space.

Upstairs, you will find a bright mezzanine with two more bedrooms, along with a shared bathroom and a large master suite that opens onto a private terrace overlooking the pool.

In a more private area at the rear of the house, you will find a large multipurpose room now used as a laundry and DIY space with plenty of storage.

At one end of the garden, there is also a separate studio with a living room/bedroom, kitchen, bathroom and a private terrace overlooking the mature fruit trees.

Adjacent to the studio, there is also a large storage room.

The garden is very well maintained and there are several well-designed leisure areas to enjoy the full potential of the countryside.

On this property you can enjoy:

- 11x5 m swimming pool with outdoor shower
- Bar and lounge adjacent to the pool, complete with kitchen.
- Separate 1,000 m<sup>2</sup> plot where the borehole and gas tank are stored.
- Guaranteed privacy

São Brás de Alportel is famously known for being a flat town in the Algarve & therefore ideal for anyone wishing to go about daily life on foot. There is no shortage of good restaurants & cafes, the busy Municipal market, excellent array of shops, several supermarkets, the museum offering many classes & clubs, an indoor swimming pool and outdoor lido, tennis & paddle courts & good medical services. The town is located on the edge of the beautiful Serra do Caldeirão & benefits from being within a half an hour drive of Faro International Airport & the beaches of the Algarve.

This property is presented by Quintas and Casas, voted the best boutique real estate agency in Portugal in 2024.

Come and see this rare find!

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## Features

- Quiet Location
- Equipped kitchen
- Sealed land area
- Floors: 2
- Wifi Network
- Guest cottage
- Rental licence
- Mosquito nets
- Gas fire
- Built year: 1877
- Energy Rating E