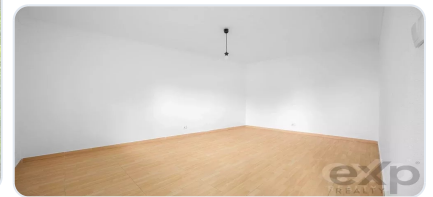


At RealKasa®, our market strategy is focused on discretion, premium presentation, and highly qualified buyer matching. Each property is positioned with a tailored narrative to maximize perceived value and market response.

## Building with excellent profitability

Ref: 85507401 | Beja > Ferreira do Alentejo > Odivelas



**€490.000**

<b>Business type</b>	Sale	<b>Property type</b>	Building
<b>Bedrooms</b>	10	<b>Bathrooms</b>	1
<b>Area</b>	191 m2		

## Description

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This building located in Odivelas, in the Encosta da Luz area, is an excellent investment opportunity, especially for those looking for consistent profitability and future appreciation potential. The property is situated in a neighbourhood that is in the final stages of urbanization from a documentary point of view, which suggests significant growth potential in the coming years.

**Property Description:-Structure and Units:** The building consists of four fractions, three of which are currently rented, generating a monthly income of €2,000. The units have different characteristics: - Right Basement:\* T1 rented for 500 € - Left Basement:\* T1 rented for 600 € - Right Ground Floor:\* T2 rented for 410 € - Left Ground Floor:\* T2 currently vacant, offering potential for rent adjustment or renovation - Attic: T1 Free - Land Characteristics: The building is situated on a plot of 615 m<sup>2</sup>, which offers space for future construction or expansion, further increasing the potential profitability of the investment.

**Overview and Location:** The property offers magnificent views, taking advantage of its privileged location in the Serra da Luz. The surrounding area, in the process of urbanization, promises infrastructural improvements and additional amenities, which can contribute to the property's appreciation in the medium and long term.

This building is ideal for investors looking for a property with immediate income and future development potential. The combination of units already rented and space for new construction makes this an attractive opportunity in the Odivelas real estate market.

## Related Properties

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No related properties available.

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### Real Estate Solutions

This brochure was prepared by RealKasa® for property presentation.

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<https://www.test.realkasa.pt/en/listings/85507401>