

Enchanting Stone Built Property in Central Portugal



Reference Id	Area Build	Land Size	Price	Bedrooms	Bathrooms
S-1397	300 M²	16000 M²	€420,000	4	3

No Longer Available for Sale

Nestled in the tranquil countryside, this rare stone-built property offers an exceptional blend of rustic charm and modern convenience. With one house, one guesthouse, expansive land, and beautifully preserved stone architecture, this home is perfect for those seeking peace, privacy, and a connection to nature.

Main House

Entering the main house, you are greeted by an entrance hall with **vaulted ceilings** that create a sense of space and grandeur. To the right, there is a **modern shower room with WC**, tastefully designed with high-quality appliances for comfort and style. Adjacent to this is a **double bedroom**, currently used as a snug or TV room, but easily adaptable to suit your needs. The terracotta-tiled floors throughout the ground floor add warmth and authenticity.

The **main lounge-diner** is a standout feature, with ample natural light streaming in despite its traditional wood-and-stone elements. A **stone fireplace** and wooden ceiling shutters enhance the cozy atmosphere, making it the heart of the home. The thoughtful integration of shelving and storage ensures practicality without compromising aesthetics.

From the lounge, you access a **modern kitchen**, which is only a year old. Designed with both form and function in mind, this space is perfect for culinary enthusiasts. Its layout encourages social interaction, allowing you to cook while engaging with guests seated at the kitchen table. The appliances, including a

range cooker, are high-quality, and the attention to detail in design ensures every inch of space is utilized efficiently.

Outside the kitchen is a **covered outdoor area** with stunning stone pillars and a traditional bread oven. This oven can be used for pizza nights, bread-making, or even roasting meats, adding a rustic charm to your culinary experiences.

Ascending the wooden staircase, you arrive at a **spacious landing area**, ideal for relaxation or reading. A small wood burner adds to the homely feel, although the residual heat from the lounge often keeps this space warm. The **vaulted wooden ceilings** here, as well as throughout the upper level, are a testament to the craftsmanship of this home. The landing leads to:

- A **well-appointed bedroom**, boasting lovely views of the countryside and the same charming vaulted ceilings.
- A **full bathroom**, equipped with a bathtub, shower, bidet, wash basin, and WC, providing everything needed for comfort and convenience.
- A **second double bedroom**, located at the end of the hallway, with breathtaking views of the surrounding land and countryside. The thick stone walls are a visual and functional reminder of the property's durability and timeless design.

Guest Accommodation

Separate from the main house, the **guest bungalow** is a glass-fronted structure filled with natural light. Inside, an **open-plan kitchen-lounge-diner** offers an expansive, versatile space, perfect for entertaining. The **ensuite double bedroom** provides privacy and comfort, with views of the main house and an ancient olive tree.

The bungalow also features a **covered veranda**, where hanging wisteria creates a stunning seasonal display. This space is ideal for alfresco dining or relaxing in the warmer months. A built-in BBQ adds to the outdoor entertaining potential.

Land and External Features

The property is set on **16,000 square meters of largely flat land**, fully enclosed by either stone walls or fencing. The land includes:

- **180 mature olive trees** in excellent condition, capable of producing approximately 300 liters of olive oil annually.
- Various **fruit trees**, adding to the property's appeal and utility.
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A **borehole** with an irrigation system in place, ensuring the land remains fertile and easy to maintain.

- **Seven utility points**, equipped with water, electricity, and lights. These can be used for irrigation or as camping spots (subject to permissions), offering a potential revenue stream for the future owner.

Three **gated entrances** lead into the property. A gravel pathway winds its way to the main house, passing **service buildings** that include:

1.
A building for water storage and the borehole system, which supports both the house and irrigation.
2.
A **garage-workshop** with mezzanine storage, currently used to store a tractor and equipment but versatile enough for other purposes.
3.
A covered area near the workshop, ideal as a carport, pool service area, or additional relaxation space.

Close to one of the gated entrances is a **spacious storage room** attached to the main house. This area includes a threshing circle and is perfect for various uses while blending seamlessly with the rest of the property.

Architecture and Design

The property's **stone-built design** is exceptionally rare and well-preserved. From the lintels above the doors and windows to the sturdy, thick stone walls, every detail showcases craftsmanship and durability. The outdoor stone walls are particularly striking, creating a seamless connection between the land and the house.

Location

Situated on the edge of a peaceful village, this property enjoys a quiet yet accessible location.

- The historic town of **Tomar** is just a 15-minute drive away, offering shops, restaurants, and cultural landmarks.
- **Lisbon Airport** is approximately 90 minutes away, making international travel convenient.
- The **coastline and beaches** are within an hour's drive, while the area is rich with **river beaches**, forest trails, and outdoor activities.

This property is perfect for those who enjoy a serene rural lifestyle without sacrificing accessibility. Whether relaxing on the veranda, exploring the land, or entertaining guests, there's always something to enjoy.

Expanded Key Features Recap:

- **Main House:** 3 bedrooms, 2 bathrooms, modern kitchen, spacious lounge-diner, stunning stone and wood design.
- **Guest Accommodation:** Open-plan kitchen-lounge-diner, ensuite bedroom, veranda with BBQ.
- **Land:** 16,000 m² with irrigation, olive trees, fruit trees, and utility points for potential glamping.
- **Outbuildings:** Workshop, service buildings, storage areas.
- **Location:** Near Tomar, 1.5 hours Lisbon airport, and near access to river beaches.

Summary

Exquisite stone-built property in central Portugal. Main house with 3 bedrooms, guest bungalow, modern and outdoor kitchens, 16,000 m² of land, olive trees, irrigation, and multiple outbuildings. Near Tomar, Lisbon airport, and river beaches. Ideal for tranquil living or investment.