



Cedofeita 289

€212,280 -  
€567,063

Ref: DL35997

589 sqm

Cedofeita 289 - 11 Apartments renovated and ready for Local AccommodationA unique investment opportunity in Ce...



## Property Description

Cedofeita 289 - 11 Apartments renovated and ready for Local Accommodation

A unique investment opportunity in Cedofeita (heart of Porto). A historic building, completely renovated, with bourgeois-style architecture from the early nineteenth century, consisting of 11 furnished and equipped apartments, some of them with balconies.

Organization:

The 1st and 2nd floors consist of 4 apartments per floor (T0 and T1), fully furnished apartments, with kitchenette-type kitchens (refrigerator, hob, extractor fan, small appliances such as coffee machine and others).

The 3rd floor has only 3 apartments, (2) T0 apartments and (1) T2 flat with two fronts (east/west).

The apartments are sold fully decorated and equipped according to the photographs.

All fractions have a local accommodation license, so they are ready to operate without the need for any additional intervention.

If you are looking to have immediate return, this is an excellent investment option.

Located on Rua de Cedofeita, one of the areas with the highest demand for Local Accommodation. This building has a privileged location, in the heart of the city, surrounded by city life, diverse cultural offer, commerce and excellent public transport links.

About 71% of the AL are located in the Union of parishes of Cedofeita, Santo Ildefonso, Sé, Miragaia, São Nicolau and Vitória.

The occupancy rate in this area was 95% to 100%, between April and October 2024.

This is an ideal opportunity for investors looking for an AL portfolio with quality, quick return and low need for management or remodelling.

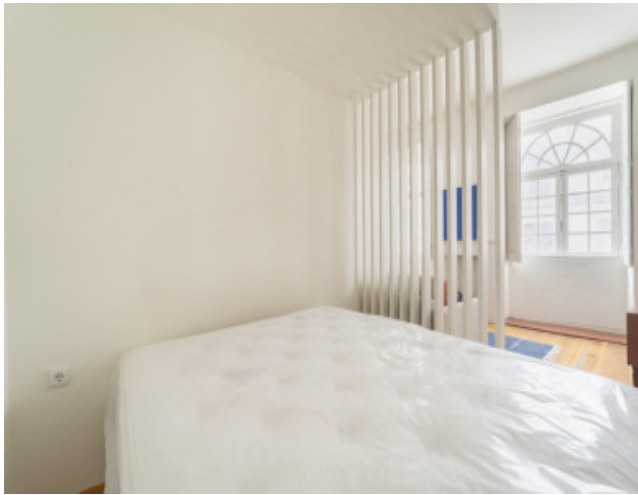
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Gallery



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# Additional Details

## New Development Features

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## Development Units

| Fraction | Bedrooms | Floor Size | Price    |
|----------|----------|------------|----------|
| L        | 2        | 90 sqm     | €567,063 |
| J        | 1        | 68 sqm     | €414,312 |
| F        | 1        | 54 sqm     | €328,729 |
| C        | 0        | 35 sqm     | €212,280 |
| K        | 0        | 36 sqm     | €221,064 |
| D        | 0        | 48 sqm     | €292,000 |
| I        | 0        | 49 sqm     | €297,863 |
| H        | 0        | 48 sqm     | €292,373 |
| G        | 0        | 38 sqm     | €232,776 |

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# Site Floorplan

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