RIVIERA PORTAL

# HIGH-STANDARD RESIDENCE IN MÓDULO 21, RIVIERA DE SÃO LOURENÇO

RIVIERA DE SÃO LOURENÇO · BERTIOGA

**R$ 12.500.000** (US$ 2,256,318)



| REF | BEDROOMS | SUITES | PARKING | LOT M² |
|---|---|---|---|---|
| ZY-4456 | 4 | 4 | 4 | 1,687 |

Condo fee R$ 2.698/month  Property tax (IPTU) R$ 17.394/year



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# HIGH-STANDARD RESIDENCE IN MÓDULO 21, RIVIERA DE SÃO LOURENÇO

A sophisticated four-bedroom residence with all suites, encompassing 565 m² of built area on a generous 1,687 m² plot. The property features four uncovered parking spaces, swimming pool, complete gourmet area with beer tap and barbecue, home theater, climate-controlled wine cellar, powder room, and expansive landscaped grounds. Every room is equipped with air conditioning, gas-heated shower, and glazed balconies. The residence is delivered furnished with high-end finishes and includes a caretaker's house. Located in Módulo 21 of Riviera de São Lourenço in Bertioga, this residence is part of a prestigious condominium recognized for its comprehensive infrastructure, proximity to pristine beaches, and exceptional quality of life. The generous lot dimensions and abundant development potential make this an excellent choice for those seeking premier coastal living in São Paulo state.

## UNIT FEATURES

- Wine Cellar
- Air Conditioning – Bedrooms
- Air Conditioning – Living Room
- Green Area
- Caretaker's House
- Balcony Draft Beer Tap
- BBQ Grill
- Gas-Heated Shower
- Glazed Balcony
- Gourmet Lounge
- Home Theater
- Powder Room
- Furnished with High-End Finishes
- Swimming Pool






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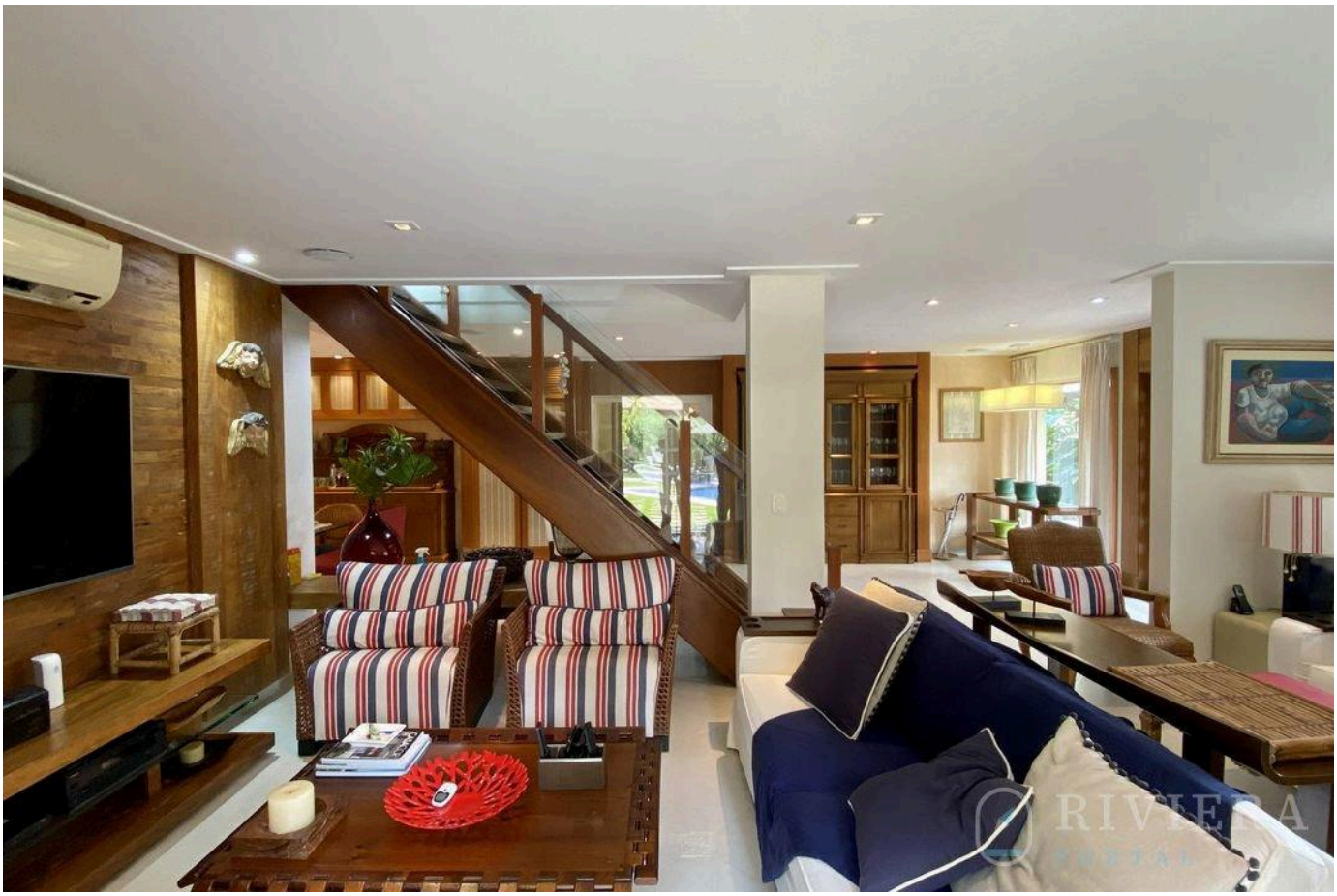





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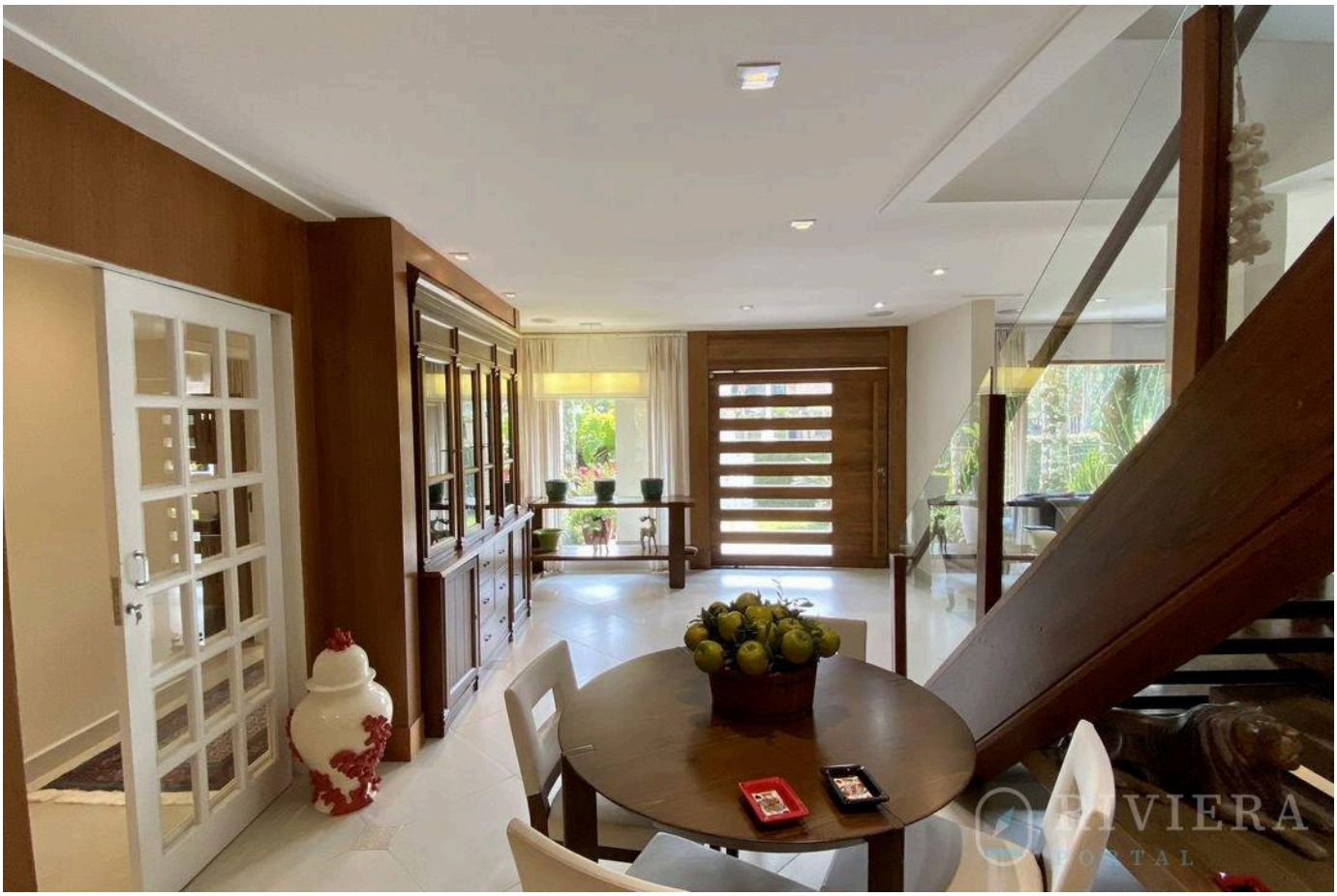





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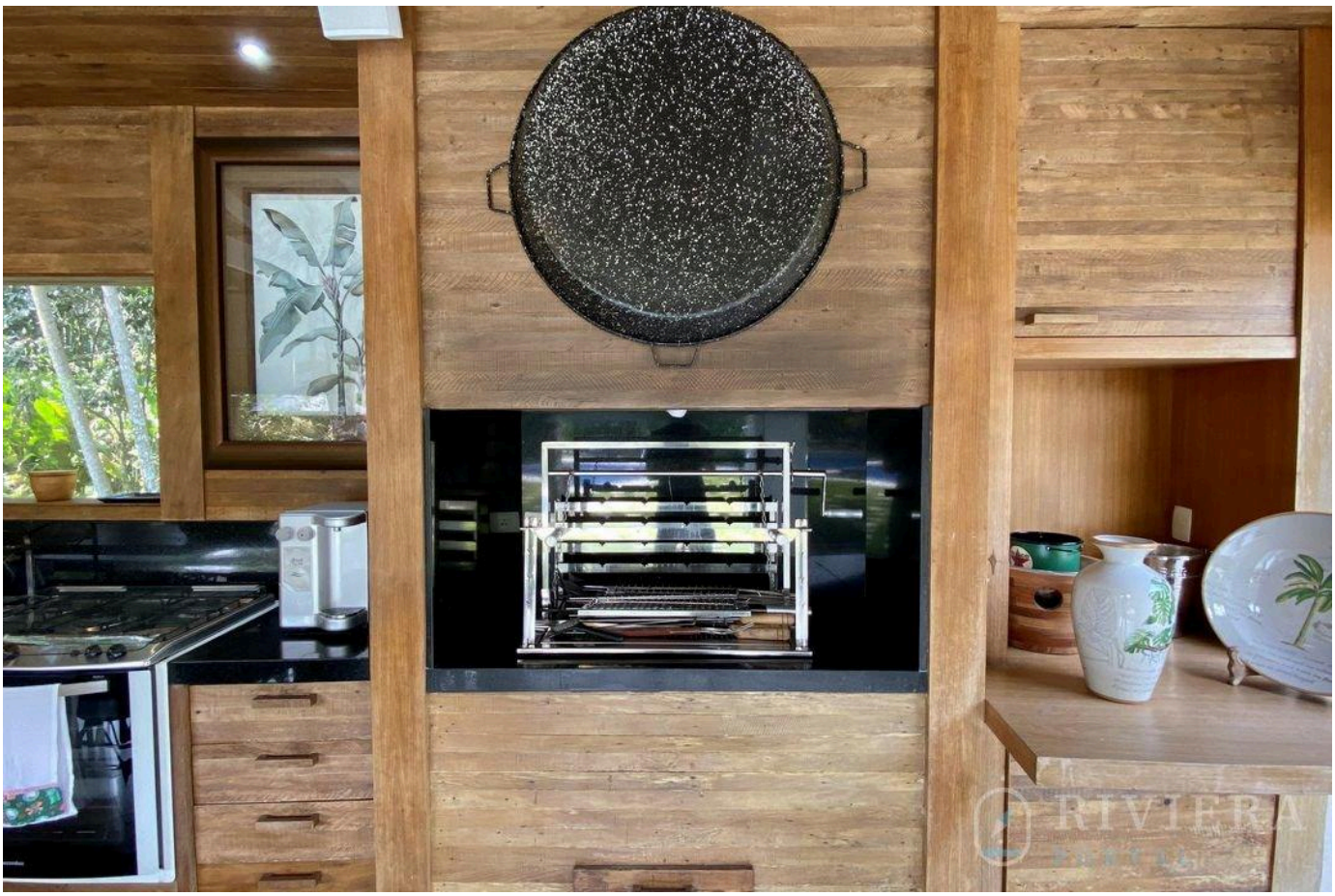



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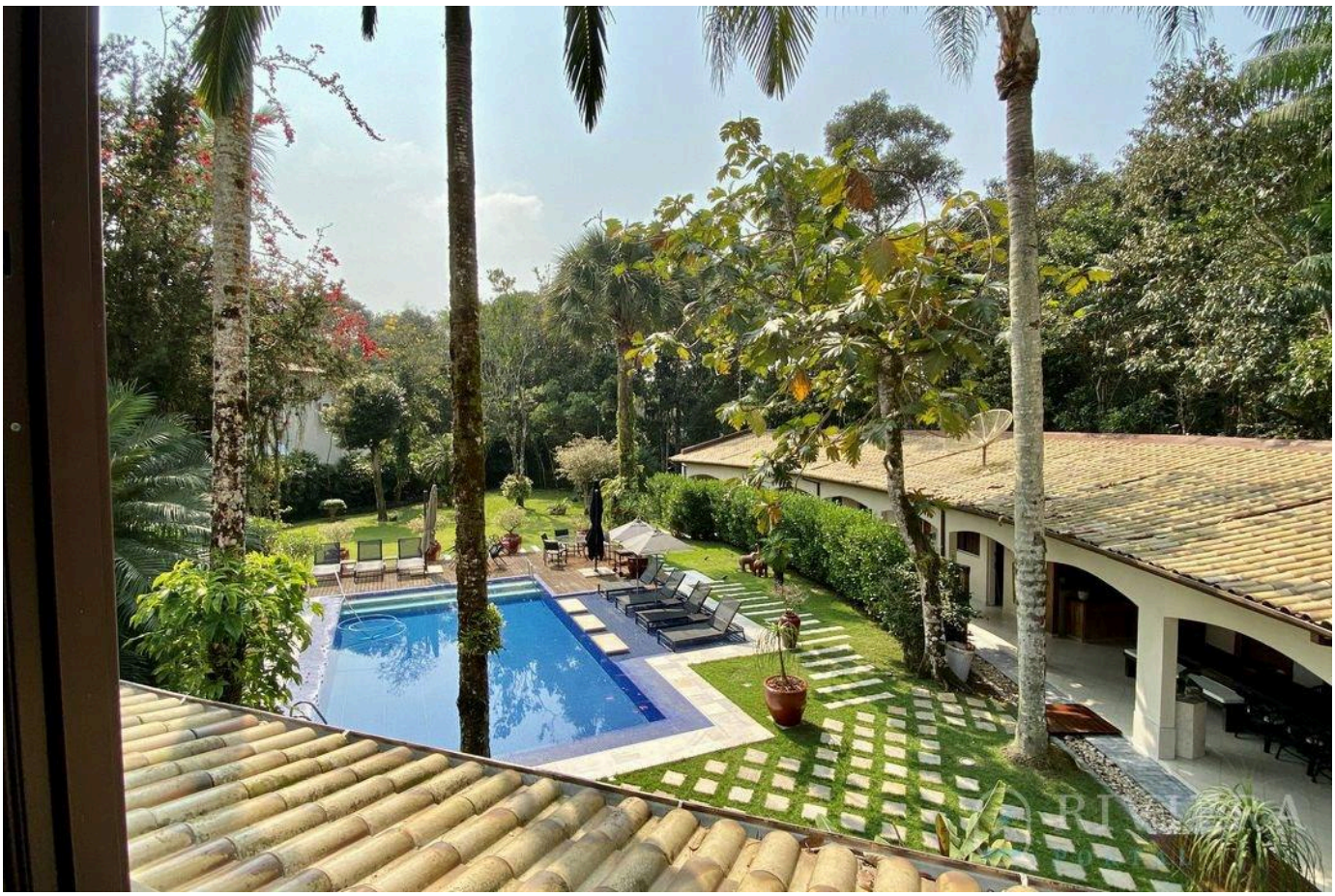



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Wagner Abilio

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