

EXC LUX IVE

ROSA ARAÚJO 12





EXCLUSIVE | ROSA ARAÚJO 12

Possibly the most selective address in Lisbon, between two charming hotels and just a few meters from Av. da Liberdade.

LOUVRE Properties leaves its seal of quality and mastery in a development that has established itself as a unique reference in the luxury residential market.

The **EXCLUSIVE ROSA ARAÚJO** Building, located in the center of Lisbon, in the middle of the Golden Triangle, coexists with the biggest brands, and offers the best restaurants in the city at the height of the glamor of Avenida da Liberdade.

Designed by the renowned Portuguese architect Frederico Valssasina, the project includes just one apartment per floor and is distinguished by the quality of materials and finishes. The T2 available, with 137 m2 privet area, has with 2 suites, a large open space living&dining room, fully equipped SEMEG kitchen, private laundry and a nice balcony bathed in the incredible Lisbon light.

Private parking is prepared for electric vehicles.



A first-class address for the discerning few. A building with only one apartment per floor where daily life is filled with sophistication and prestige. Welcome to 12 Rua Rosa Araújo, experience Exlusive.



RESTAURANTS / RESTAURANTES

- 01 - K.O.B. Olivier
- 02 - JNcQuoi
- 03 - Avenida SushiCafe
- 04 - Paralelo 45
- 05 - Hard Rock Cafe Lisbon

SHOPS / LOJAS

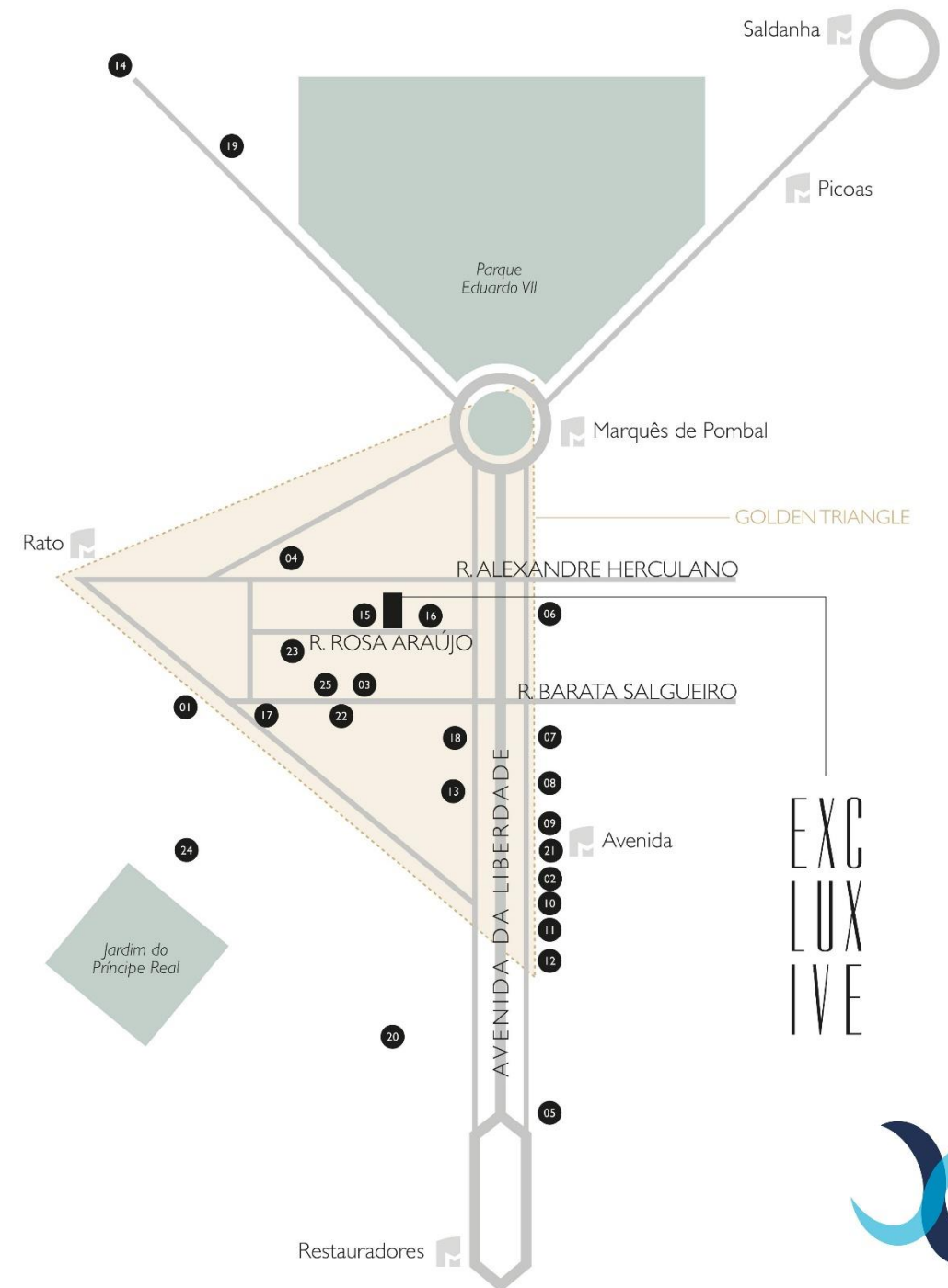
- 06 - Cartier
- 07 - Emporio Armani
- 08 - Prada
- 09 - Louis Vuitton
- 10 - Fashion Clinic
- 11 - Gucci
- 12 - Michael Kors
- 13 - Boss
- 14 - Amoreiras Shopping

HOTELS / HOTÉIS

- 15 - Vincci Liberdade
- 16 - Hotel PortoBay Liberdade
- 17 - Vintage
- 18 - Tivoli Avenida
- 19 - Ritz Four Seasons
- 20 - Memmo Príncipe Real

CULTURE / CULTURA

- 21 - Teatro Tivoli
- 22 - Cinemateca Portuguesa
- 23 - Museu Medeiros e Almeida
- 24 - Museu de História Natural
- 25 - Sociedade de Belas-Artes



EXC LUX IVE

ROSA ARAÚJO 12

- Oak Floors
- Central Air Conditioning
- Electric Blinds
- SMEG Electric oven
- SMEG Microwaves
- SMEG Induction plate
- SMEG Fridge/Freezer
- SMEG Dishwasher
- SMEG Washing&Dryer machine
- Water heater



T2 6th Floor

137 sqm

- Marble Bathrooms
- Soundproofing
- Thermal insulation
- Built-in closets
- Solar panels
- Balconies
- Double glasses
- Video surveillance
- 2 Elevators
- Private parking
- Electric car charge

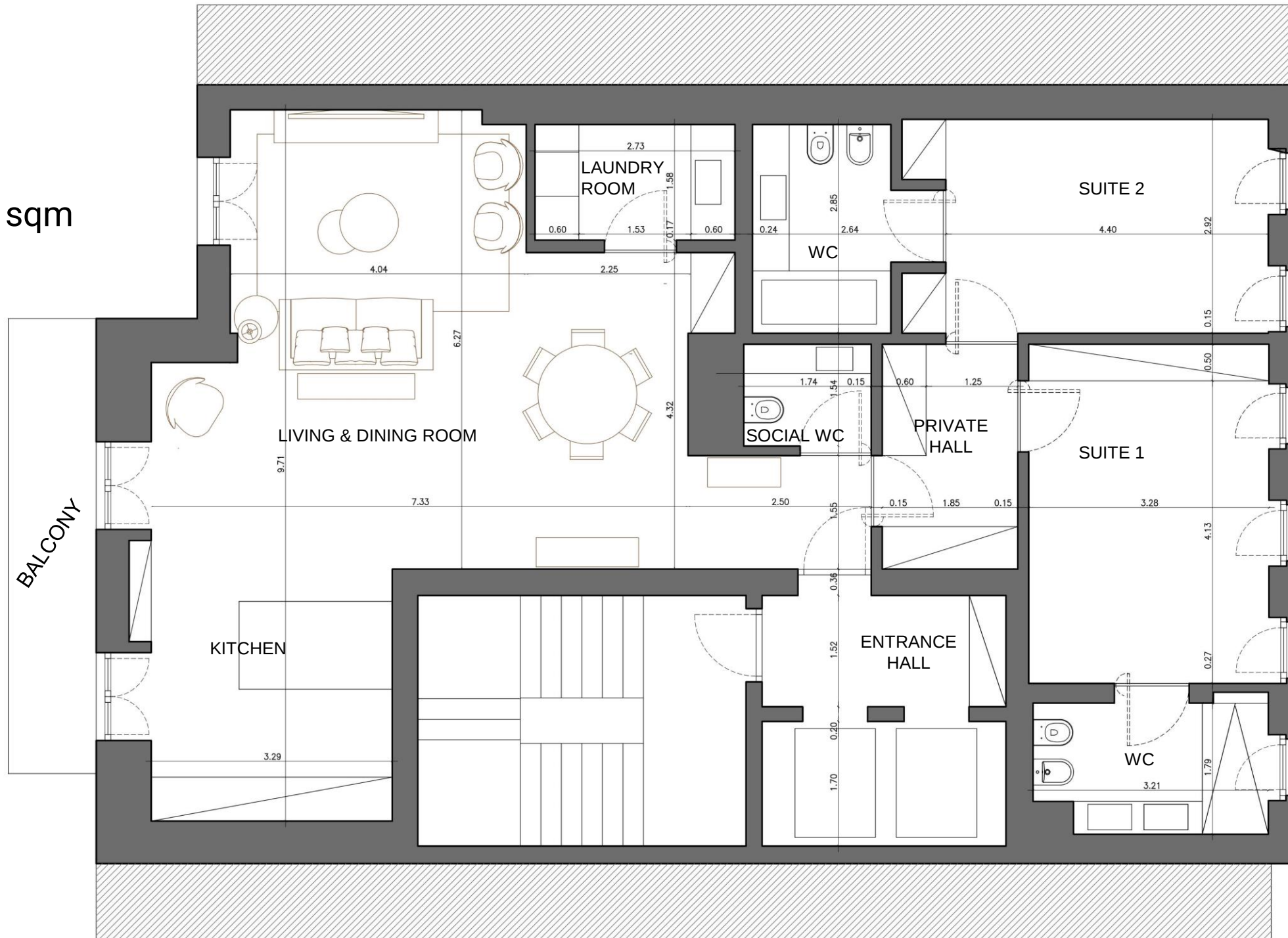






T2

Floor Plan | 137 sqm





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