



**TAGUS**PROPERTY

PORTUGAL PROPERTY SEARCH & REAL ESTATE INVESTMENT



**LUXGARDEN**

Alta de Faro

*Inspired by nature, built for your Comfort*

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*Faro,  
the city where  
the mountains  
meets the sea*



Faro is the capital city of the Algarve region. It is located near the Algarve mountain range and is bathed by the Ria Formosa and the Atlantic Ocean. It has a fixed population of around 47,000 inhabitants and its municipality has almost 65,000, extending over an area of more than 200 km<sup>2</sup>. In the XIII Century, after the reconquest of the territory by D. Afonso III, the Portuguese renamed it Santa Maria de Faaron (or Faaran).



Being the third largest port of entry in Portugal (after Lisbon and Porto), its airport is the second busiest in the country, with traffic of over 5 million passengers per year, which gives it status and a distinctive cosmopolitan personality.

For those who visit the city, the Ria Formosa and the huge sand tongue of Faro Island, are undoubtedly the visiting card of the region. But Faro, despite having some of the best beaches in the

Algarve, is much more than just that: the walks in Ria Formosa, to observe the numerous migratory birds that the Natural Park hosts, allow you to enjoy unforgettable moments in contact with nature; the vast historical, architectural and cultural heritage that Faro offers - with events throughout the year - shows the true strength of a modern city. The gastronomy of the region, rich in centuries-old traditions, is based on ingredients and flavours of the river and the mountains, reflecting the unique location of Faro.

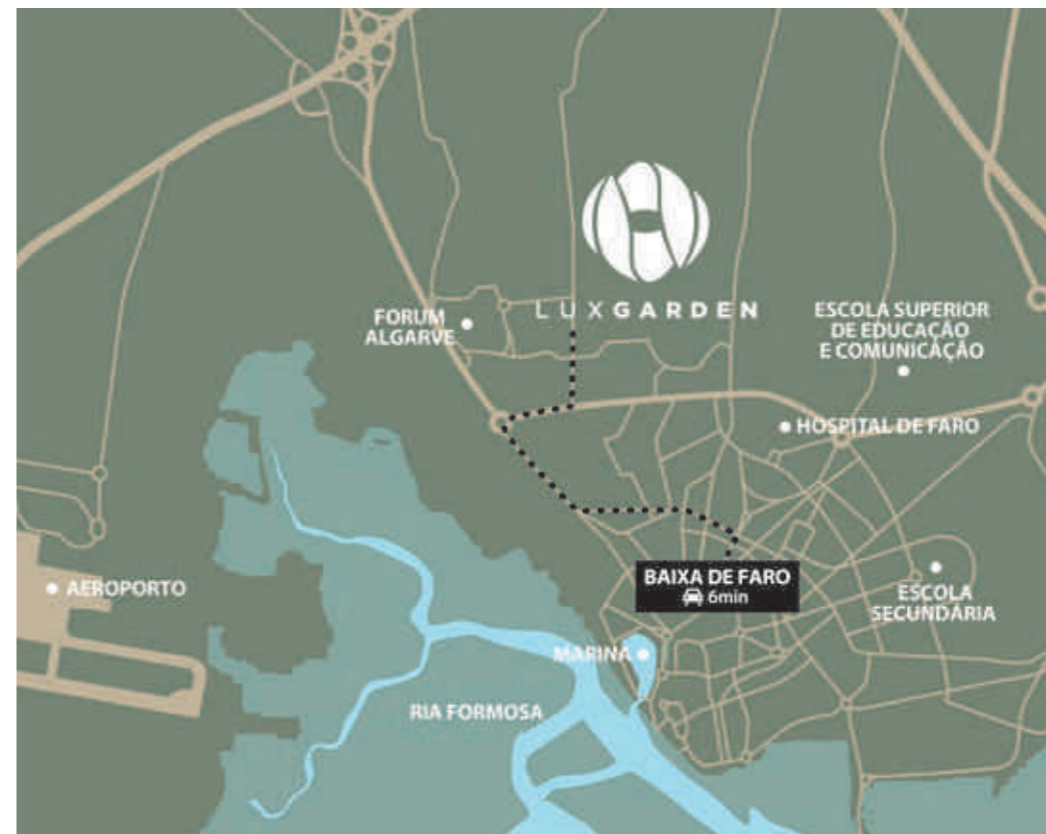


The Mediterranean climate with pleasant temperatures throughout the year, geographical conditions, security and the wide range of tourist offers, attract more and more visitors from all over the world. Moreover, the housing facilities, services, health care and education, meet the standards of a large city and make Faro increasingly an option to build a sound future, for many Portuguese and foreigners who decided to create their roots here.





*Make your life feel on top  
at Alta de Faro!*



To meet the growing demand, Libertas decided to build and promote the **LUX GARDEN** real estate project, the first luxury private condominium in Faro.

Situated at Alta de Faro, this condominium offers luxurious apartments from T2 to T4. Built with an architecture of contemporary lines, designed for modern families, its generous areas

provide maximum comfort and are suitable for any lifestyle. The proximity of Forum Algarve, several schools and the Hospital, guarantees an easy and flexible daily life. And because it is only a 6-minute drive from Faro airport and downtown, the services are all within easy reach.







*Transform your everyday life  
into an exquisite  
experience*



In the large central garden of **LUX GARDEN**, with orchards, aromatic and cooking herb beds, you can refresh yourself in the salt water swimming pool - this pool is heated so that you can enjoy it all year round - make the most of the warm sunny days on the sunbeds of the solarium, or simply relax under the shade of the

trees. Children also have at their disposal a swimming pool and a well-equipped playground.

And whenever you feel like to, you can use the cardio fitness equipment in the gym.







*Fall asleep and wake up  
with the city at your feet*







Even with the centre of Faro so close, the **LUX GARDEN** offers the peaceful atmosphere you need and a unique and sophisticated life quality. The apartments have large balconies with bar-

becue, allowing you to create an outdoor environment of your own, with enough room to enjoy the envious Algarve climate or share a meal with family and friends.

The 2, 3 and 4 bedroom rooftop apartments benefit from private terraces featuring a jacuzzi.





Living room with walnut flooring - 3 bedroom apartment





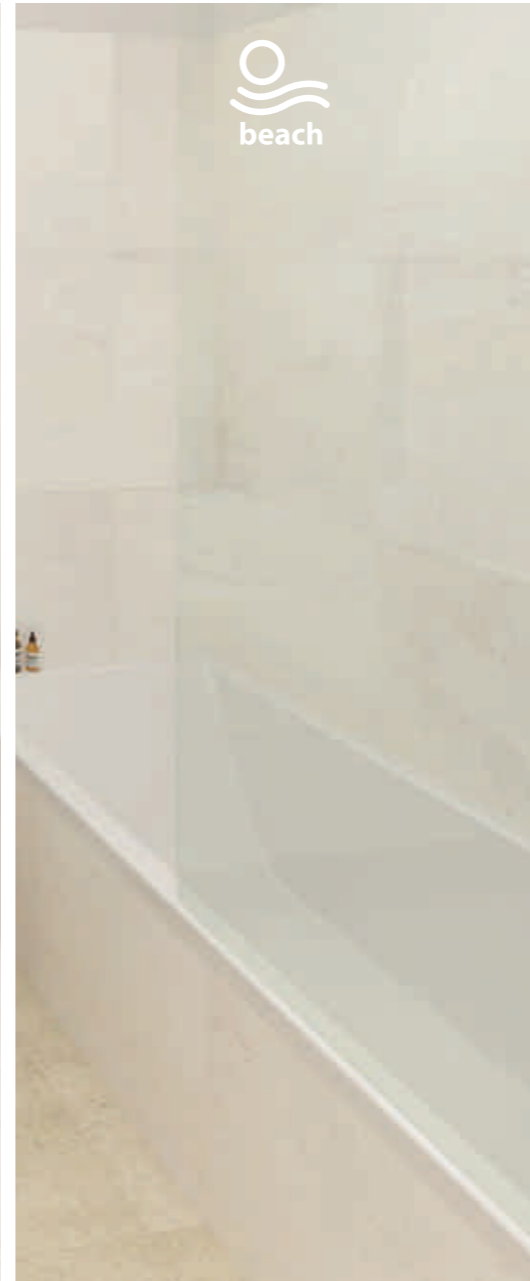
Bedroom with oak flooring - 2 bedroom apartment



*City, Mountain and Beach:  
choose the surroundings that delight your senses*







The uniqueness of **LUX GARDEN** also applies to the finishes, with three distinctive concepts: City, Mountain and Beach. In the construction phase, up to the completion of the concrete structure, you will be able to choose the flooring (ceramic and wood), kitchens and bathroom fittings that best reflect the sensations and the environment of your preference. Kitchens equipped with high-end appliances with energy-efficient A or higher, electric blinds with central locking, reversible air conditioning, high-security doors, video doorman system and video surveillance system, complete the levels of comfort and safety\*. But it is not just in the interior that **LUX GARDEN** gives you outstanding life quality. Outside, the solar panels heat domestic waters and the parking spaces have Electric-Car sockets. These characteristics, coupled with the quality of thermal insulation, provides the apartments energy rating A, meaning an energy saving 45% higher than the average.

(\* Please check the options for all typologies)







# LUXGARDEN

Alta de Faro



## 2 bedroom apartment

Private Area: 87,5m<sup>2</sup>

Terrace: 24,1m<sup>2</sup>

Storage: 10,5m<sup>2</sup>

Total Private Area: 122,1m<sup>2</sup>

Parking: 1



## 3 bedroom apartment

Private Area: 137,6m<sup>2</sup>

Terrace: 52,2m<sup>2</sup>

Parking: 38,2m<sup>2</sup>

Total Private Area: 228,0m<sup>2</sup>





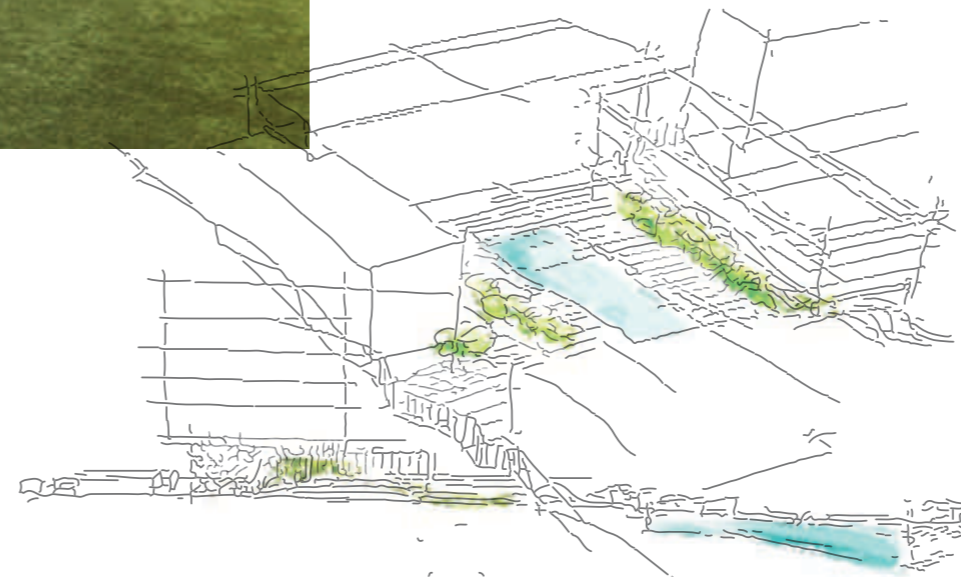


The **LUX GARDEN** Alta de Faro is a condominium that generates a new centrality and reference in Faro. The facades, dynamic with the surrounding, embrace the central garden that offers several valences, enjoyed individually or in a group, prolonging the experience in this space or for those who, on the balconies, observe the changes in the landscape throughout the day and the seasons.



**Tiago Palmela**  
Arquitecto / CEO

**tip**







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