

# Palacete Casa do Ferro



This extraordinary mansion, built around 1920 by the renowned professor, poet, and painter Samora Barros, is a true gem of national history and culture. With its imposing architecture and unique details, this luxury property exudes charm and elegance, transporting us to an era of unparalleled glamour and sophistication.



One of the most valuable features of this mansion is that a significant portion of its meticulously preserved furniture is offered as a gift, at no additional cost, further enhancing its history and value.

Among the items offered, there is a standout 300 kg chandelier made of Iranian crystals, a piece of rare beauty and almost priceless, which further enriches the refined atmosphere of this unique property.



The mansion was used for several years as a luxury hotel, where it consistently received 5-star reviews and enthusiastic praise from all its guests.

Visitors especially highlighted the romantic atmosphere, the incomparable beauty of the location, and its proximity to excellent restaurants, making it a prime destination for those seeking refinement and charm in every detail.



**Total land area:** 2100 m<sup>2</sup>

**Uncovered area:** 1850 m<sup>2</sup>

**Gross building area:** 500 m<sup>2</sup>

**Private gross area:** 500 m<sup>2</sup>

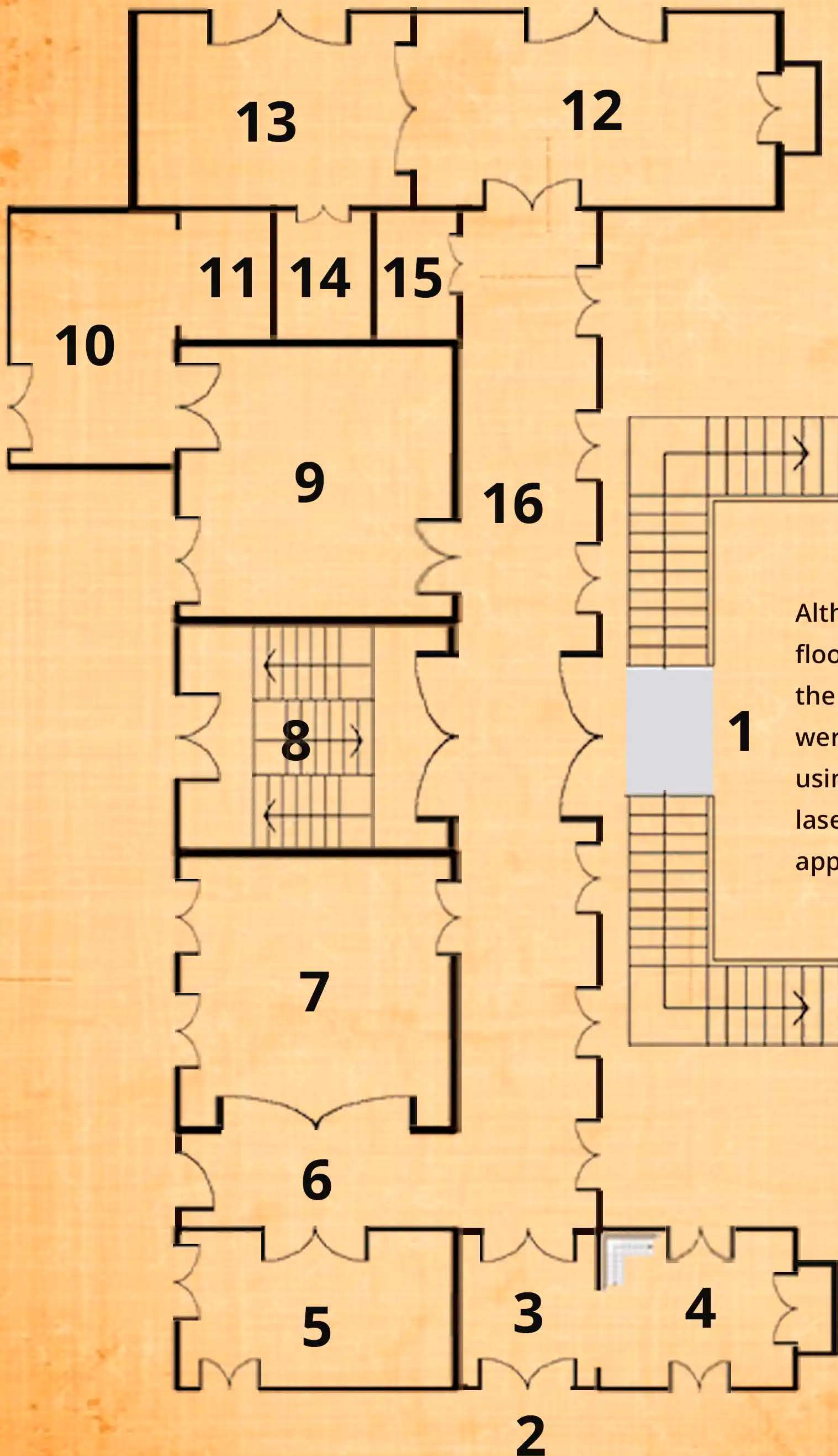
**Ground floor:** Comprising 2 rooms, 3 storage spaces, corridor, pantry, and bathroom.

**1st floor:** Comprising 6 rooms, corridor, kitchen, and annex.

**Terrace:** Comprising 1 mezzanine, 1 storage space, and 1 room.

**Total rooms:** Living spaces: 8 - Total spaces: 22

## 1st Floor Plan



Although no original floor plan is available, the measurements were carefully taken using an electronic laser device and are approximate.

## 1st Floor Plan

- 1. Patio:** The exterior patio provides access to two L-shaped staircases leading to the main entrance of the mansion.
- 2. Patio:** Another exterior patio grants access to the service entrance, located in front of the parking patio and the property's main gate.
- 3. Hallway 27 m<sup>2</sup>:** The entrance hallway (1.38x20m) provides access to the visitors' lounge on the right and continues to the main corridor of the mansion.
- 4. Lounge 21 m<sup>2</sup>:** The visitors' lounge (4.26x4.60m) is illuminated by three windows, one of which has a small balcony. This air-conditioned space is enhanced by an impressive 300 kg chandelier made of Iranian crystals. In the corner of the lounge, a wooden staircase leads to the mezzanine and the terrace at the top of the mansion, with two independent areas on the exterior.
- 5. Kitchen 14.64 m<sup>2</sup>:** Fully equipped with an American-style refrigerator, washing machine, dryer, dishwasher, oven, and electric stove (4.16x3.52m).
- 6. Hallway:** Leads to an exterior door and the dining room (7).
- 7. Dining Room 20.35 m<sup>2</sup>:** Featuring air conditioning, an Arab-style ceiling, two windows, and two access doors, this room offers a cozy atmosphere filled with natural light. (3.84x5.30m)
- 8. Stairs 12.36 m<sup>2</sup>:** This area of 3.22x3.84m features a crafted pine ceiling (pinho de flandres), a window, and stairs leading to the ground floor. It includes three openings: two on the sides and one in the center.
- 9. Lounge 22.16 m<sup>2</sup>:** Measuring 5.70x3.88m, it is equipped with air conditioning, an entrance door, a window, and access to a full bathroom (10).

## 1st Floor (continued)

**10 and 11. Bathroom 6.32 m<sup>2</sup>:** With a window and a shower cabin of approximately 1 m<sup>2</sup>. (1.48x3.60m)

**12. Bedroom 19.96 m<sup>2</sup>:** Air-conditioned, it has an entrance door, two windows, and a small balcony, accessed via the main corridor. (4.61x4.33m)

**13. Bathroom 14.58 m<sup>2</sup>:** Includes an oval bathtub, a shower cabin, two sinks, a closet (14) of 1 m<sup>2</sup>, and a bright window.

**14. Closet 1 m<sup>2</sup>:** The closet in this bathroom (13) measures 1 m<sup>2</sup>.

**15. Guest Bathroom:** Equipped with a sink and toilet.

**16. Corridor:** The main corridor extends 1.38x21.60m, from the service entrance (2).

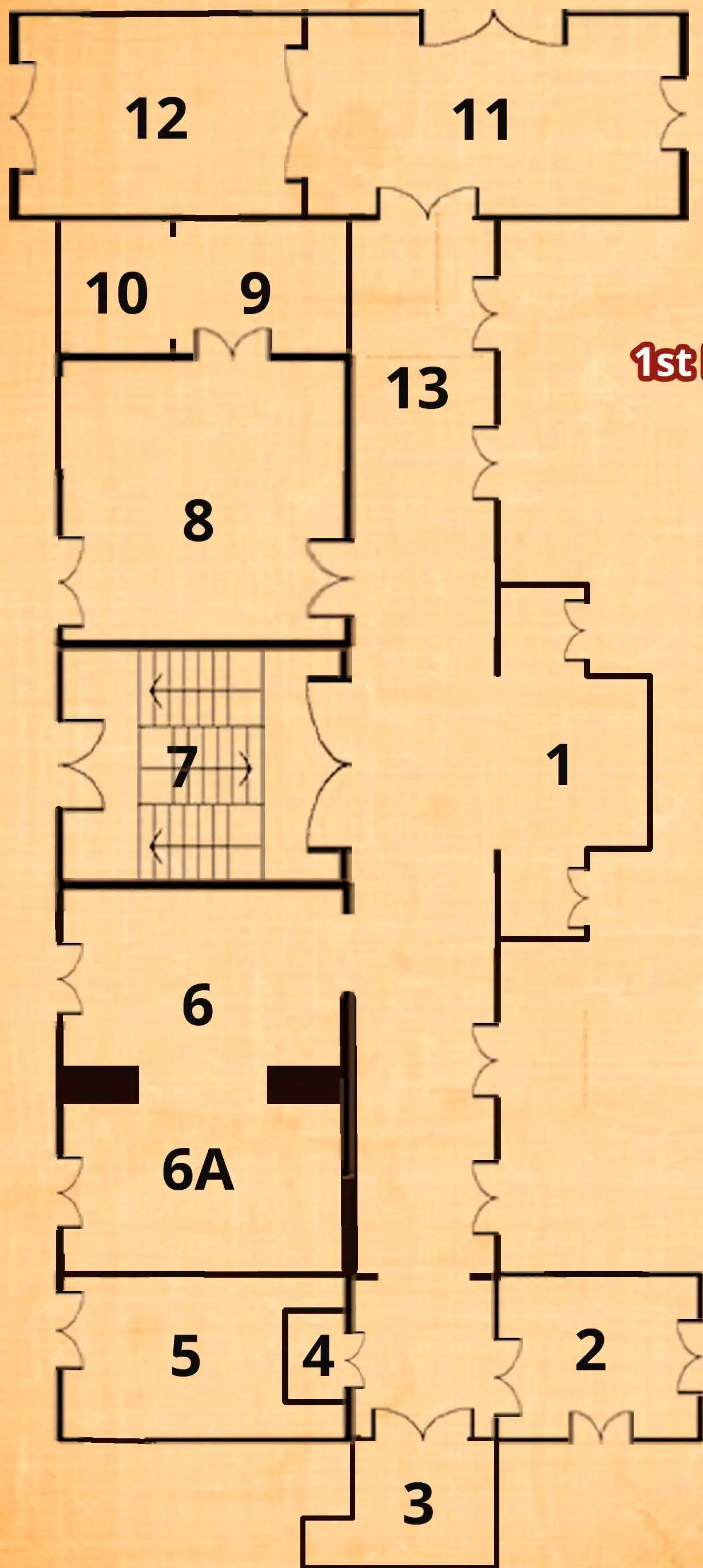
### Additional Information:

**Interior Doors:** All interior doors on the first floor and ground floor are made of pine (pinho de Flandres), original from the 1920s.

**Flooring:** The floors in rooms numbered 4, 7, 9, and 12 retain their original finish, with the last one (No. 12) covered by floating flooring.

**Exterior Doors and Windows:** All exterior-facing doors and windows are made of PVC and equipped with double glazing.

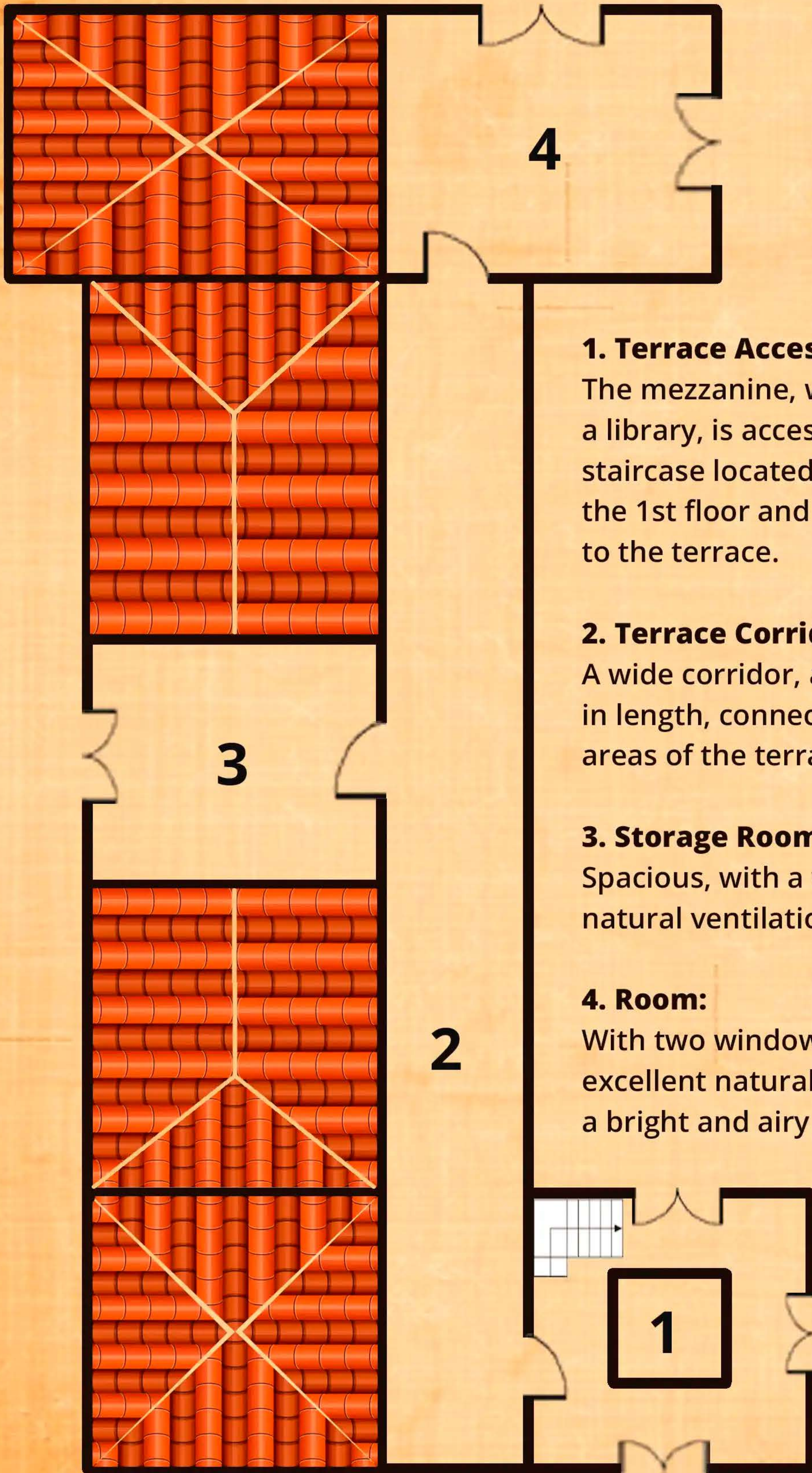
**Crystal Chandeliers:** Rooms numbered 4, 7, 8, 9, 12, 13, and 16 feature crystal chandeliers."



**1st Floor Plan**

## Ground Floor

- 1. Decorative Space:** Area with hand-painted blue and white tiles, designed for statues and vases, measuring 3.87 meters in length and two widths, one 0.90 meters and the other 1.50 meters.
- 2. Bedroom:** Air-conditioned, 21.16 m<sup>2</sup> (4.26 x 4.60 meters), with an original pine (pinho de Flandres) wood ceiling.
- 3. Bathroom:** Full bathroom, equipped with a shower cabin.
- 4. Closet:** With access from the corridor.
- 5. Hidden Room:** Secret compartment, accessible through the closet (4).
- 6. Living Room:** Small living room or bedroom.
- 6A. Storage Room:**
- 7. Stairs:** Measuring 12.36 m<sup>2</sup> (3.22 x 3.84 meters), it has a window and stairs leading to the first floor. It includes three spans: two lateral and one central.
- 8. Bedroom:** Air-conditioned, 22.16 m<sup>2</sup> (5.70 x 3.88 meters), with an entrance door, a window, and a door with direct access to the bathroom.
- 9 and 10. Bathroom:** Full bathroom, equipped with a shower cabin.
- 11. Bedroom:** Air-conditioned, with an original pine (pinho de Flandres) wood ceiling, 19.96 m<sup>2</sup> (4.61 x 4.33 meters).
- 12. Bathroom:** Full bathroom with a shower cabin, bathtub, and two sinks.
- 13. Corridor:** Extending 21.60 meters, from the bathroom (3) at the far end of the mansion."



## Terrace Plan

### 1. Terrace Access:

The mezzanine, which also serves as a library, is accessed by an elegant staircase located in the living room on the 1st floor and provides direct access to the terrace.

### 2. Terrace Corridor:

A wide corridor, approximately 20 meters in length, connects the various areas of the terrace.

### 3. Storage Room:

Spacious, with a window that allows natural ventilation and light.

### 4. Room:

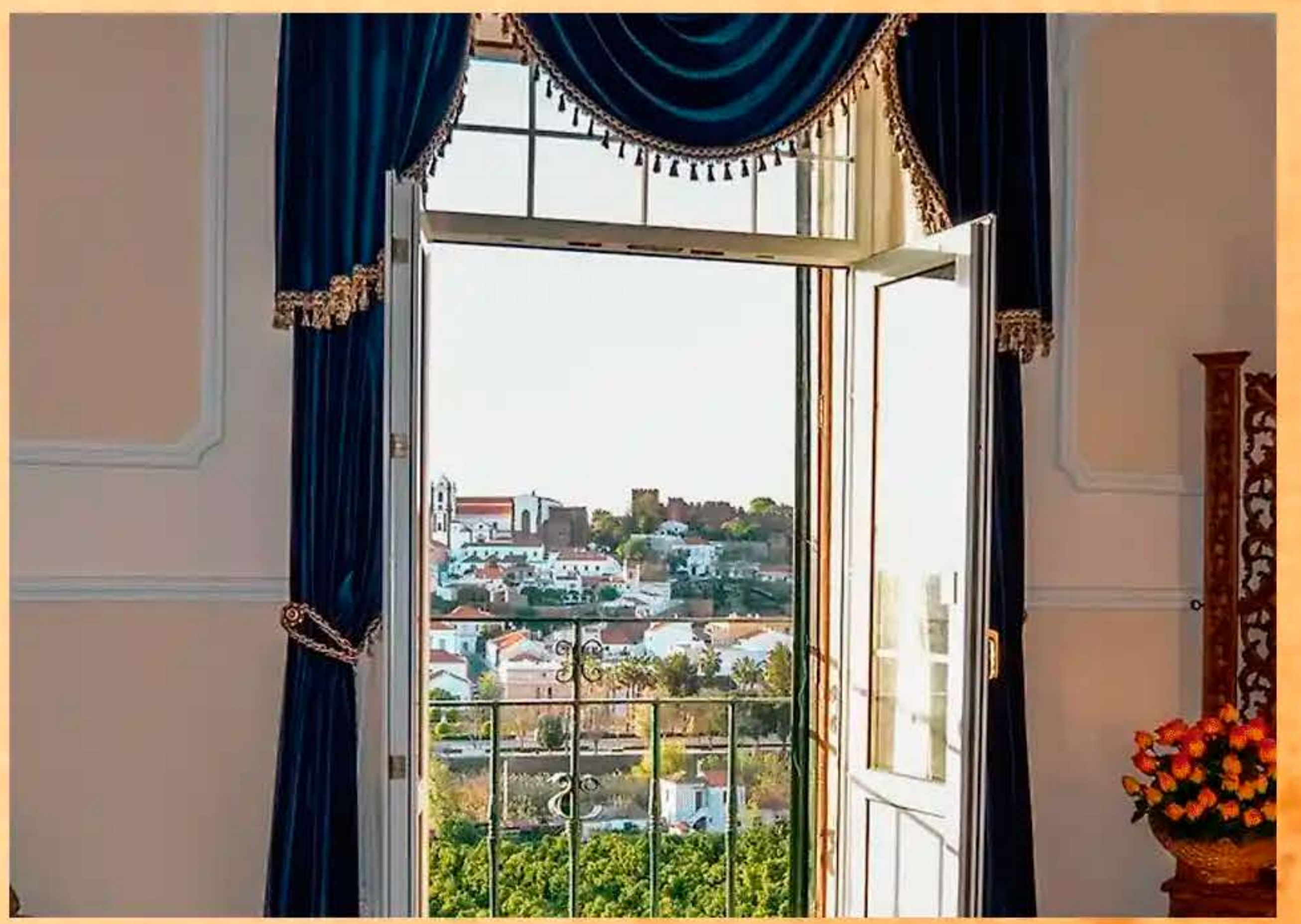
With two windows that provide excellent natural light, creating a bright and airy atmosphere."

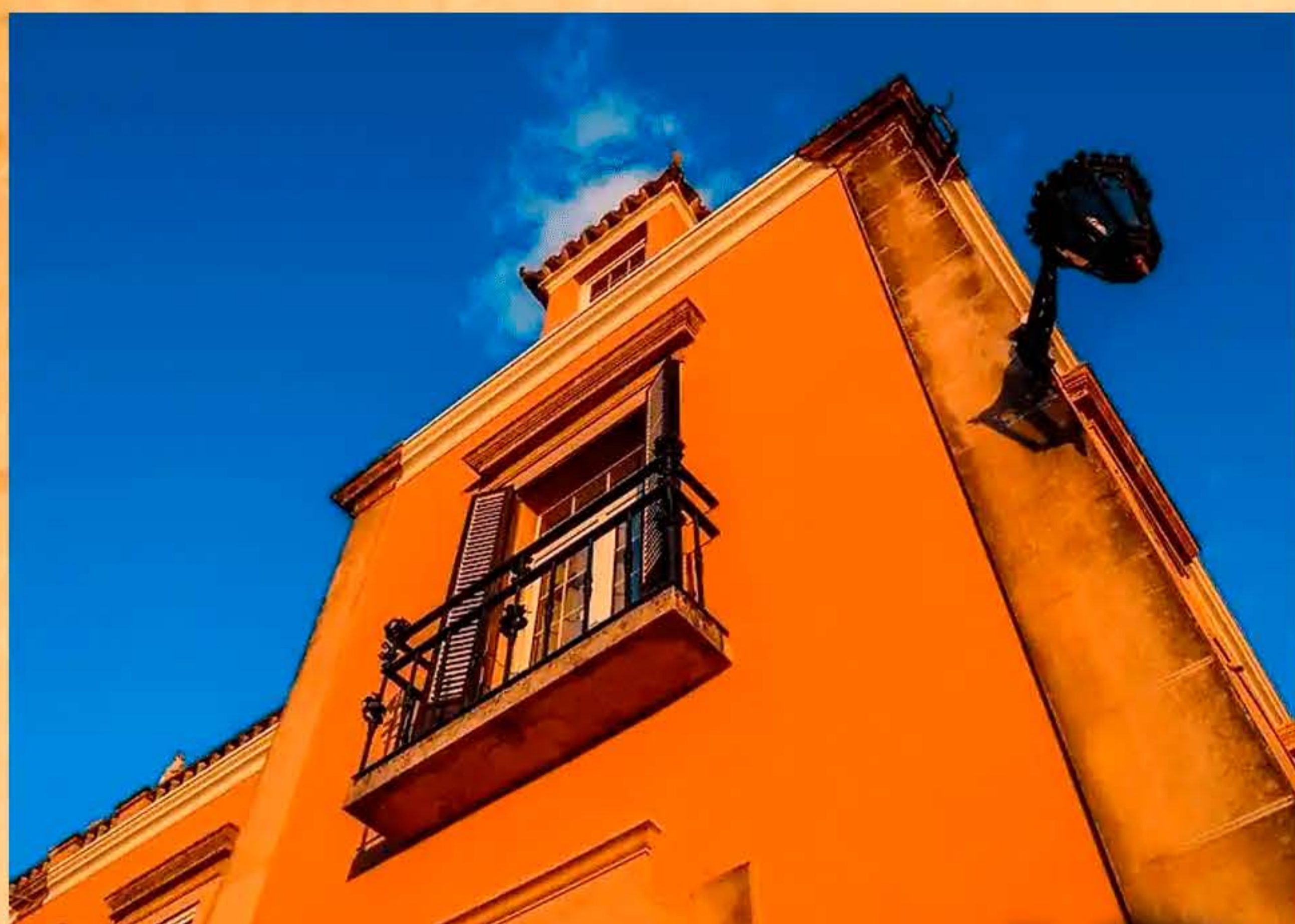


## **Exterior area and additional information**

- The property is supplied with water from the Municipal Council, supplemented by a well. In the event of a public supply interruption, an automatic system is activated, utilizing a cistern with a capacity of 50,000 liters to ensure continuous water supply to the house.
- The property features a covered garage with enough space to comfortably park two cars, ensuring security and protection for the vehicles.
- The automatic irrigation system exclusively uses water from the well, resulting in significant savings on the water bill. The well is equipped with a submersible pump and automated system. Scheduled to operate three times a day, the system can be remotely controlled, allowing for manual adjustments at any time.
- The exterior of the property is monitored by a set of 6 security cameras, ensuring complete peace of mind. The integrated alarm system offers additional protection, ensuring safety at all times.
- The exterior area, both at the front and rear, is adorned with well-maintained gardens, providing a natural and relaxing environment. Additionally, there is a small ornamental pond, of modest dimensions, that enhances the charm of the outdoor space.
- The property also includes a covered pool, equipped with an Intex heat pump to warm the water, measuring 2.50 x 4.60 meters. The surrounding area of the pool, fully enclosed in glass, measures 5.90 x 6.70 meters, ensuring privacy and comfort for leisure time.
- The property has an energy certificate with a rating of D.







### **Local attractions:**

**Silves City Center: 600 m**

**Roman Bridge of Silves: 200 m**

**Silves Castle: 700 m**

**City Gates: 500 m**

**Dom Sancho Statue: 1450 m**

**Al-Mutamid Square: 400 m**

**Silves Municipal Library: 400 m**

**Municipal Museum of Archaeology: 780 m**

**Silves Municipal Market: 500 m**

**Silves Train Station: 1.3 km**

**Portimão Airport: 14 km**

**Faro Airport: 45 km**

**Armação de Pera Beach: 19 km**

**Salgados Beach in Armação de Pera: 21 km**

**Praia da Rocha in Portimão: 22 km**