
4% guaranteed yield or optional flexible return
Reduced Golden Visa



PATEO DO BARÃO

SUSTAINABLE REHABILITATION

Penha de França, Lisboa

**“LISBON
IS OFFICIALLY
THE COOLEST
CAPITAL
IN EUROPE”**

Awarded for Best City Break Destination 2020 at the World Travel Awards event.

WHY PORTUGAL



SAFETY AND STABILITY

Portugal has a stable political and economic climate and is constantly ranked as one of the safest countries in the world.



VISA FREE ACCESS

Free Travel to Europe's Schengen Area and access to 188 worldwide countries.



REMOTE AND FASTEST GOLDEN VISA PROGRAM IN EUROPE:

Begin the process anywhere in the world and obtain your residency 6-9 months after application.



CITIZENSHIP

Eligible for citizenship after 5 years.



RESIDENTIAL REQUIREMENTS

Merely 35 days in 5 years.



FAMILY

Spouse and dependents are eligible to apply.



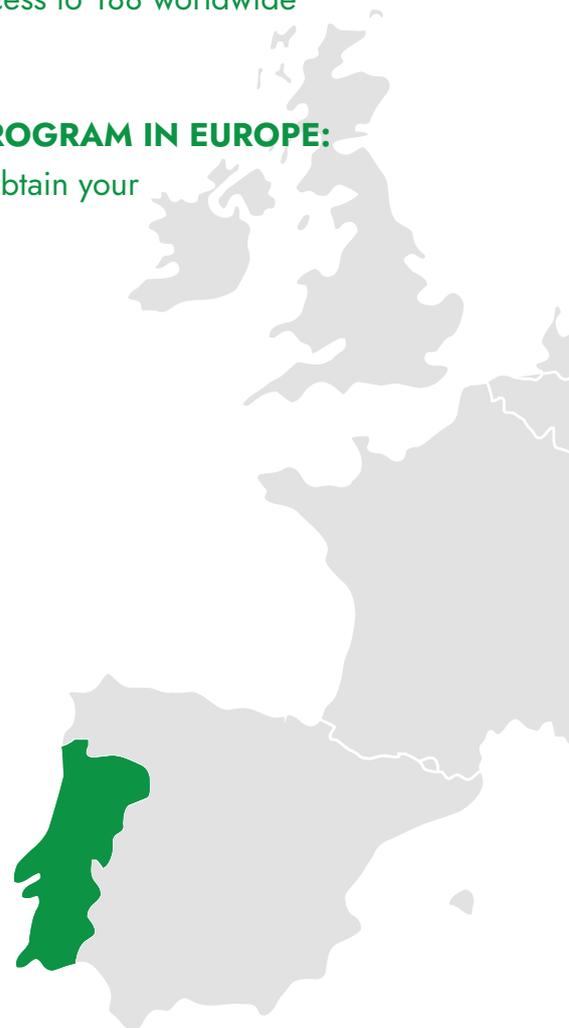
EDUCATION

Free access to high education standards.



HEALTHCARE

Free access to World class health system.





LISBOA

Lisbon balances historical, charm and modernity. The second oldest city in Europe, has been elected as the trendy & coolest city to visit and to live.

The presence of digital nomads and international families can be seen in Lisbon center from the very oldest neighborhood to the upcoming Alcantara. The international vibe is now part of this stunning city and the locals simply love it.

Awarded as the European Green Capital of 2020, commuting between short distances in the city center has become funnier and greener with the offer of electric scooters and bicycles cross the city. The local Municipal Hall is focusing on bringing more electric cars and rather replace car lanes for bike lanes opening a new venture for electric mobility.

- Thriving hub for digital entrepreneurs.
- Spotlight for online businesses and creative nomads
- Web Summit host
- FSC certified Inner-city Forest Park of 1,000 hectares



LOCATION



BAIXA (DOWNTOWN)



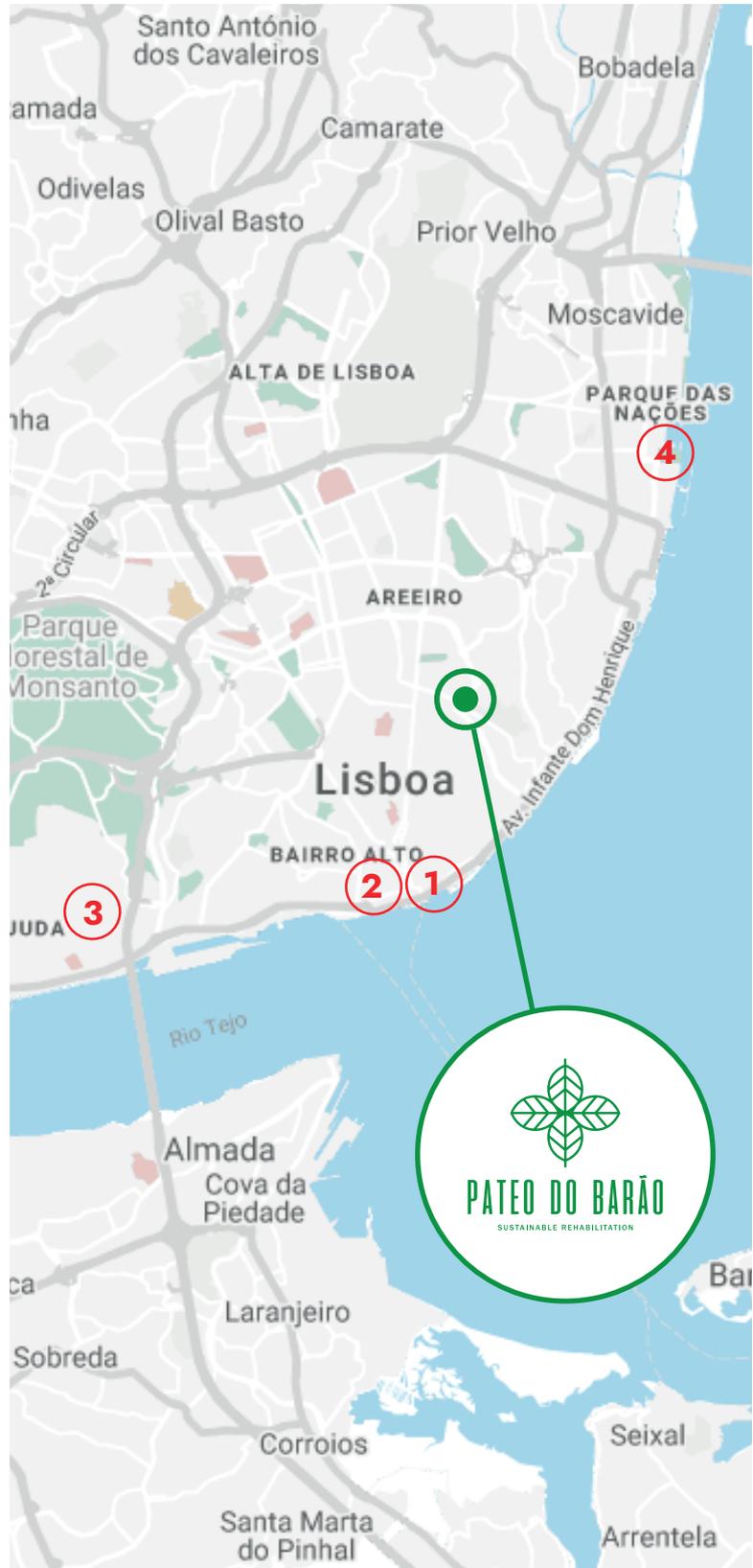
CHIADO

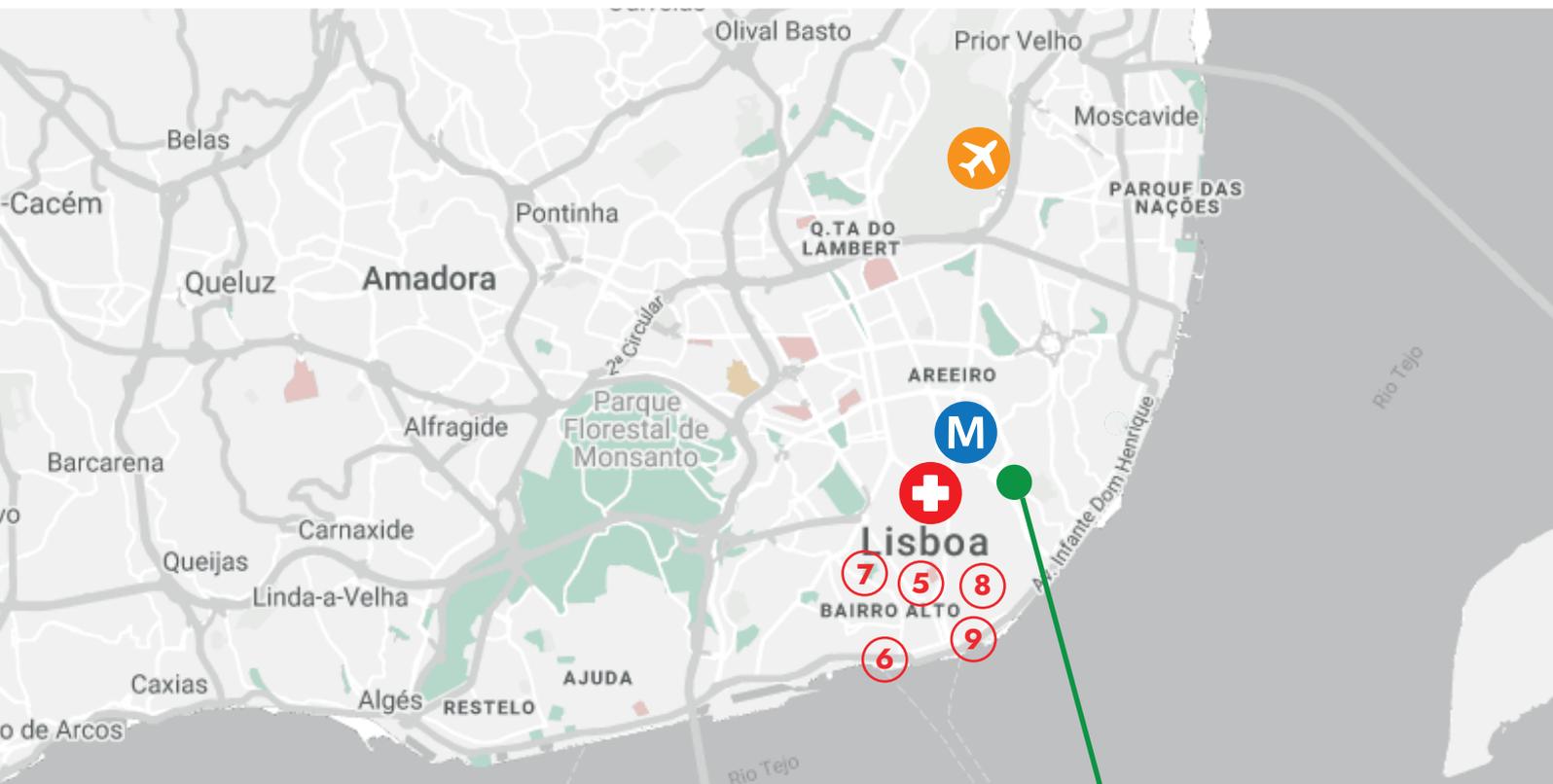


ALCÂNTARA



PARQUE DAS NAÇÕES





Distance from Pateo do Barão:

- ⑤ **Rossio** 2,7km
- ⑥ **Cais do Sodré** 4,2km
- ⑦ **Príncipe Real** 3,5km
- ⑧ **Alfama** 2,6km
- ⑨ **Rio Tejo** 3,7km

- M** **Metro Alameda** 0,8km
- +** **Hospital** 1,7km
- ✈** **Airport** 4,1km





A pioneering project for **sustainable rehabilitation in Lisbon.**

More than just a development project, Pateo do Barão is a statement on **environmentally conscious living** for the 21st century.

A focus on locally sourced, green, construction materials, along with a commitment to reduce resource consumption, are central to its theme.

But going green is not enough. We want to offer our residents the opportunity to be part of something larger, to be part of a **community.**

Scroll down its central walkway towards its garden areas and swimming pool. Kick back in its shared areas and soak in the views of the city.

Embrace a sense of community in the heart of Lisbon. Embrace Pateo do Barão.

ECO-COTTAGES



**"A VISION TO
EVOLVE AND
DRIVE THE CITY
TOWARDS
TRANSFORMING
ITSELF TO BECOME
A SUSTAINABLE
SOUTHERN CITY."**

Lisbon, European Green Capital 2020

Pateo do Barão features an infinity pool with spectacular views of the classic red brick roofs of Lisbon.

Using a salt filtration system to deliver silky smooth, naturally sanitized water that won't irritate eyes or fade fabrics.

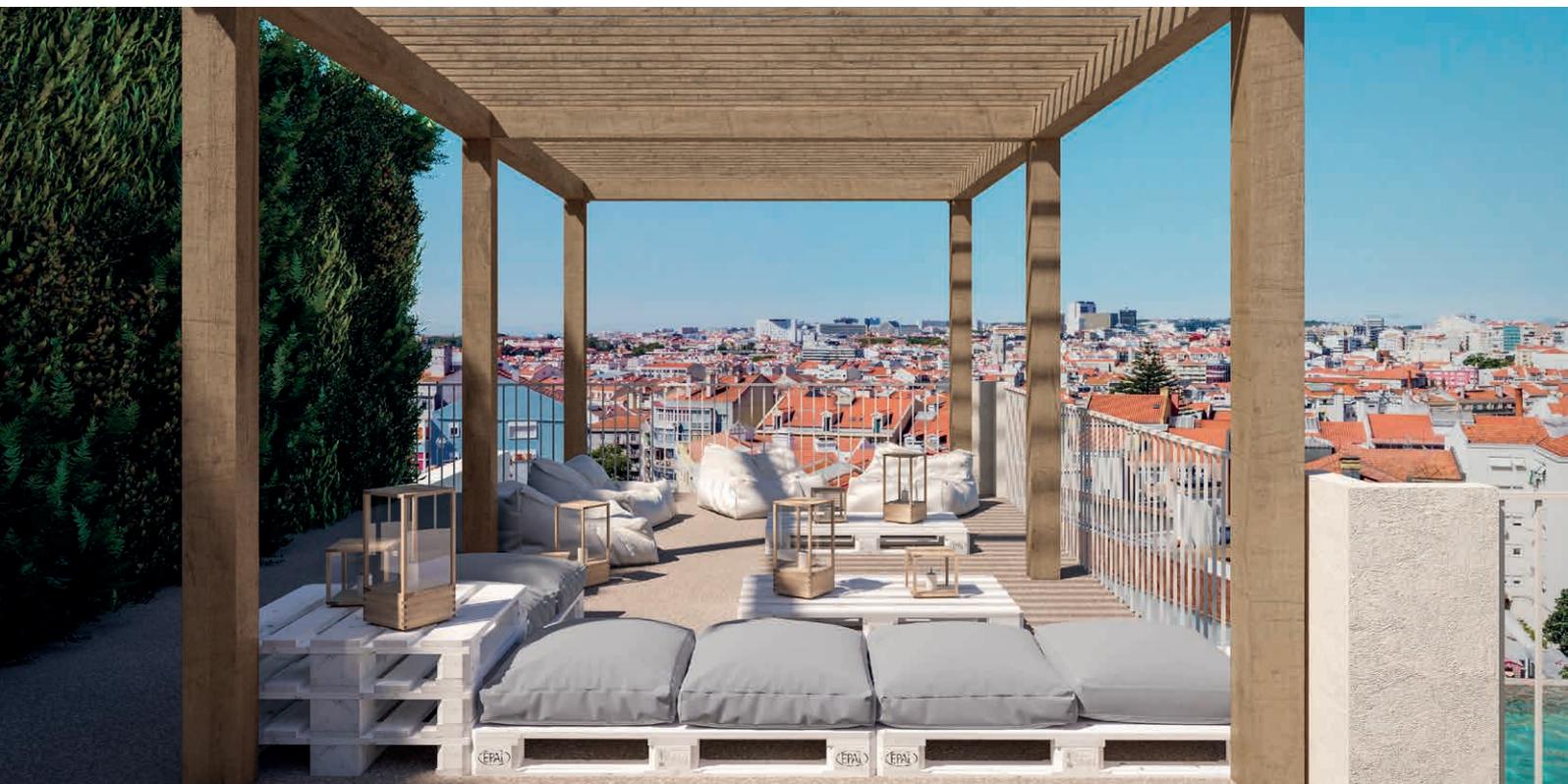
Vertical gardens which use less water and electricity than the traditional variety, while filtering the air and offsetting our carbon footprint.



Pateo do Barão is a pioneering project for sustainable rehabilitation in Lisbon.

This shows through if we dig a little deeper and take a look at what lies behind its beautiful walls. The use of green construction materials are a core part of the project.

These include, but are not limited to, clay, bamboo, stone, pine bark and cork. Pateo will offer its residents the luxuries of modern life, but it will do so while keeping its energy consumption levels to a minimum.





A rainwater harvesting system will store water underground, when it rains. This water can then be used for irrigating the project's green spaces, as well for indoor non potable fixtures, such as toilets and washers, for when it doesn't.

Solar panels will take advantage of Portugal's excellent sunny weather, collecting the sun's energy thereby reducing Pateo's reliance on the local grid and fossil fuels.

We are proud to say that all of this will culminate in an "A" energy certification rating.

A pledge not only to ourselves, but to our planet.

**“THE FUTURE
IS GREEN,
THERE IS NO
PLANET B”**

CORK

Cork is a 100% natural product. it is soft, resistant, versatile, recyclable, hypoallergenic and has excellent thermal properties.

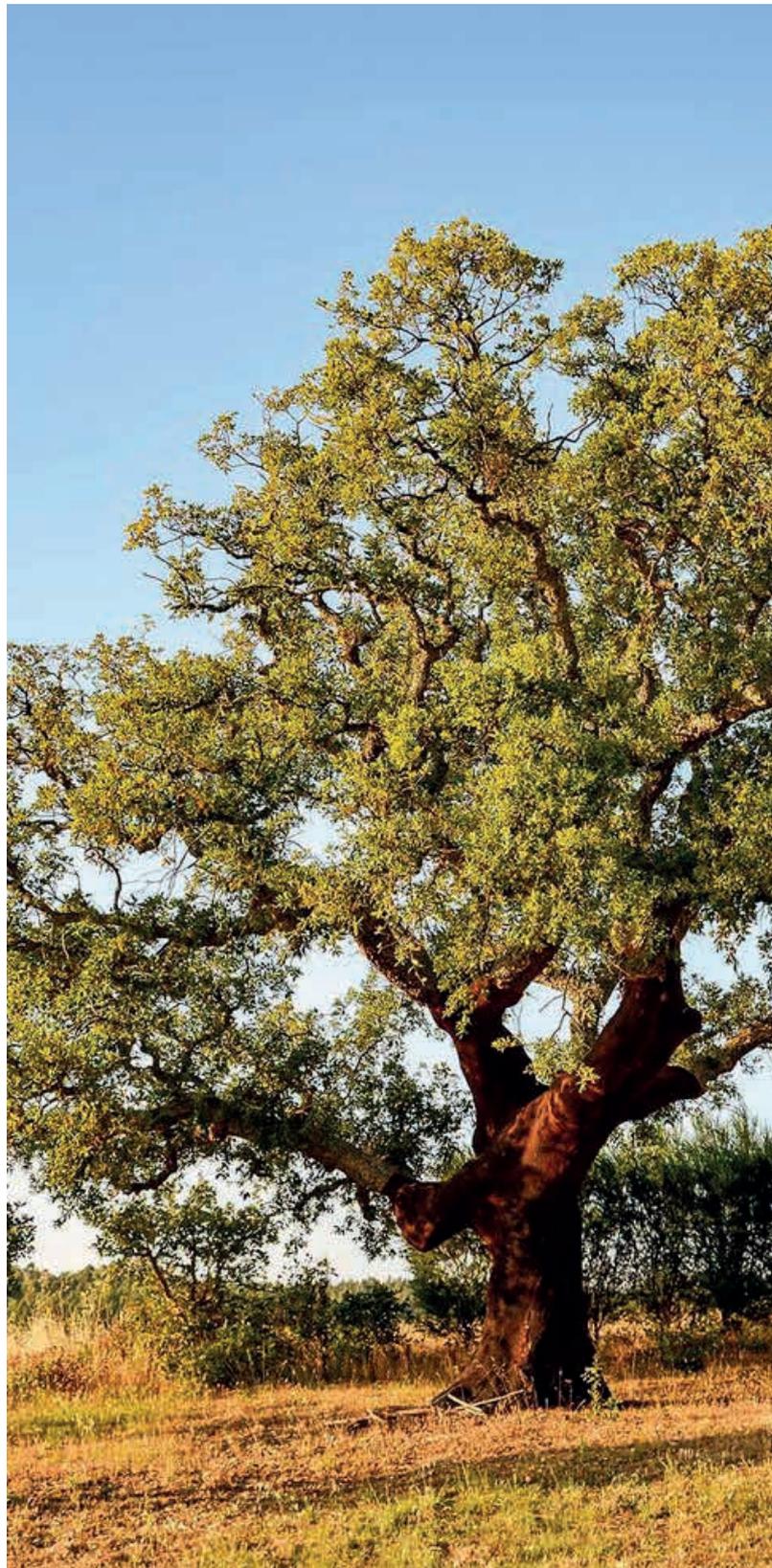
Cork is harvested from the *Quercus Suber* tree, commonly known as Cork Oak.

This species is native to Portugal and can be seen throughout its forests.

Using it allows us not only to keep energy transportation costs down, which is good for the environment, but also to help producers and the local economy.

It must also be noted that Cork Oaks are not cut down or harmed in any way during the harvesting process. In fact, the tree regenerates every nine years.

These properties lend themselves naturally to an ecological project such as Pateo do Barão.



**“ LISBON IS A
ROLE MODEL
FOR COMBINING
SUSTAINABILITY
AND ECONOMIC
GROWTH ”**

Virginijus Sinkevičius EU Commissioner for the Environment, Oceans and Fisheries



COMMUNITY

A community zone providing opportunities for group activities such as get togethers, barbecues, or more relaxing endeavors like yoga or simply kicking back with a novel.

The utility area comes equipped with energy efficient washing machines and dryers, free for all residents to use.

**“ALONE
WE CAN DO
SO LITTLE,
BUT TOGETHER
WE CAN DO
SO MUCH”**

LIVING ROOM & OPEN CONCEPT KITCHEN



BEDROOM





MAIN Building



4% guaranteed yield or optional flexible return
Reduced Golden Visa



PATEO DO BARÃO

SUSTAINABLE REHABILITATION

Penha de França, Lisboa

THE ADDRESS

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PATEO DO BARÃO

