



# Coastal Life

## Lifestyle and Real Estate News from Portugal's Silver Coast

VOL. 1, No. 2

JULY 1, 2008

### Property Insights

#### The Estremadura Region—Profit from a Buy and Hold Strategy

The Silver Coast (Estremadura) region seems to be attracting a lot of real estate attention these days and for good reasons. There are plenty of new offerings at attractive price points. A typical T2 or T3 (2 and 3 bedroom) condominium or townhouse not far from the ocean can still be fetched at a reasonable investment.

Average prices for such units typically range from 170,000 to 250,000 Euros. Similar units in the more mature Algarve market will typically sell anywhere from 50% to 150% more, and often at much greater distances from the ocean. Currently, the best strategy is to **invest and hold** as the local market cycle bottoms out.

#### Did You Know?

*On the Silver Coast, summers are hot and dry, and the sun reigns undisputed.*

*The typical beach months are from May to September, with July and August being the most popular period for sunbathers and beachgoers. Of course, as in most of Europe, the majority of Portuguese are on vacation mode during the month of August.*

**Average temperatures in July are between a max. 28, and a min. 17 degrees Celsius.**

#### Bits and Bytes

FOR ON-LINE SURFERS SEEKING USEFUL MUNICIPAL INFORMATION AND SERVICES FOR NAZARÉ, JUST VISIT NAZARÉ ONLINE AT...  
[WWW.CM-NAZARE.PT](http://WWW.CM-NAZARE.PT)

*Need a charming and affordable self-catering country house for your stay in the region, try*  
[www.quintasol.net](http://www.quintasol.net)

#### Location, Location, Location

##### ...a focus on Praia do Norte...



Located just north of Nazaré, on the other side of the imposing promontory of "Sitio", is **Praia Do Norte** or "North Beach", a wild and absolutely breathtaking expanse of wide sandy beach that goes on seemingly forever. A favourite of surfers, fishermen and nature lovers, Praia do Norte is a wonderful place to relax and enjoy a respite from the more crowded Nazaré beach. A protected area, this beach is sure to entice you back over and over again. Access by car or municipal bus is easy. Although, the best way to get there is to take the funicular from Nazaré up to Sitio, and then simply walk over to the lighthouse and down to the North Beach. There are several historical points of interest and charming shops along the way to make your walk more interesting. Don't forget to pack a picnic. See you there...

#### News & Upcoming Events

- According to a recent study by the *Global Peace Index* (GPI), Portugal is one of the safest places to live in the world. Portugal was ranked 7th in the world and 3rd in Europe, behind only Denmark and Ireland in the 2008 study.
- Another recent study published by the Phoenix Center, entitled the *Broadband Efficiency Index*, ranks Portugal in 3rd place, behind only Iceland and Belgium, as worldwide leaders in broadband usage and integration, amongst both citizens and enterprises.
- Small game hunters in Portugal will be glad to learn that as of June 1, they can obtain their hunting licenses via the "Multibanco" ATM network.
- July 5—July 20: the José Figueira Art Exhibition will be taking place at the Nazaré Cultural Centre.

## VIP ESTATE MANAGEMENT SERVICES

WE HELP PROTECT YOUR RETURN ON INVESTMENT

Property rentals, house cleaning, maid service, maintenance, vigilance, mail pick-up...

+351.262.552.813 or [info@rgmportugal.com](mailto:info@rgmportugal.com)