
Foliage
FOZ PORTO

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01 FOLIAGE



The privilege of a home in Foz, the comfort of an exclusive condominium.

Authored architecture, generous outdoor areas,
the discretion of Foz and the sea at the end of the street.

02 LOCATION

A location of timeless charm

Among the most distinguished precincts of Porto - a city that elegantly intertwines modernity with ancestral heritage - Foz emerges as a sublime intersection between river and sea, where the raw authenticity of maritime culture converges with the refined elegance of local haute société. This is an enclave of unparalleled sophistication and timeless allure, where historical memory resonates with vibrant vitality and the future is perpetually reimagined.

SCHOOLS

- Colégio Alemão
- Colégio N.S. do Rosário
- Francisco Torrinha School
- Liceu Francês
- Porto British school

UNIVERSITIES

- Faculdade de Arquitetura
- Universidade Católica
- Faculdade de Ciências
- Universidade Lusófona

HOSPITALS

- Hospital da Luz
- Hospital Lusiada

PARKS

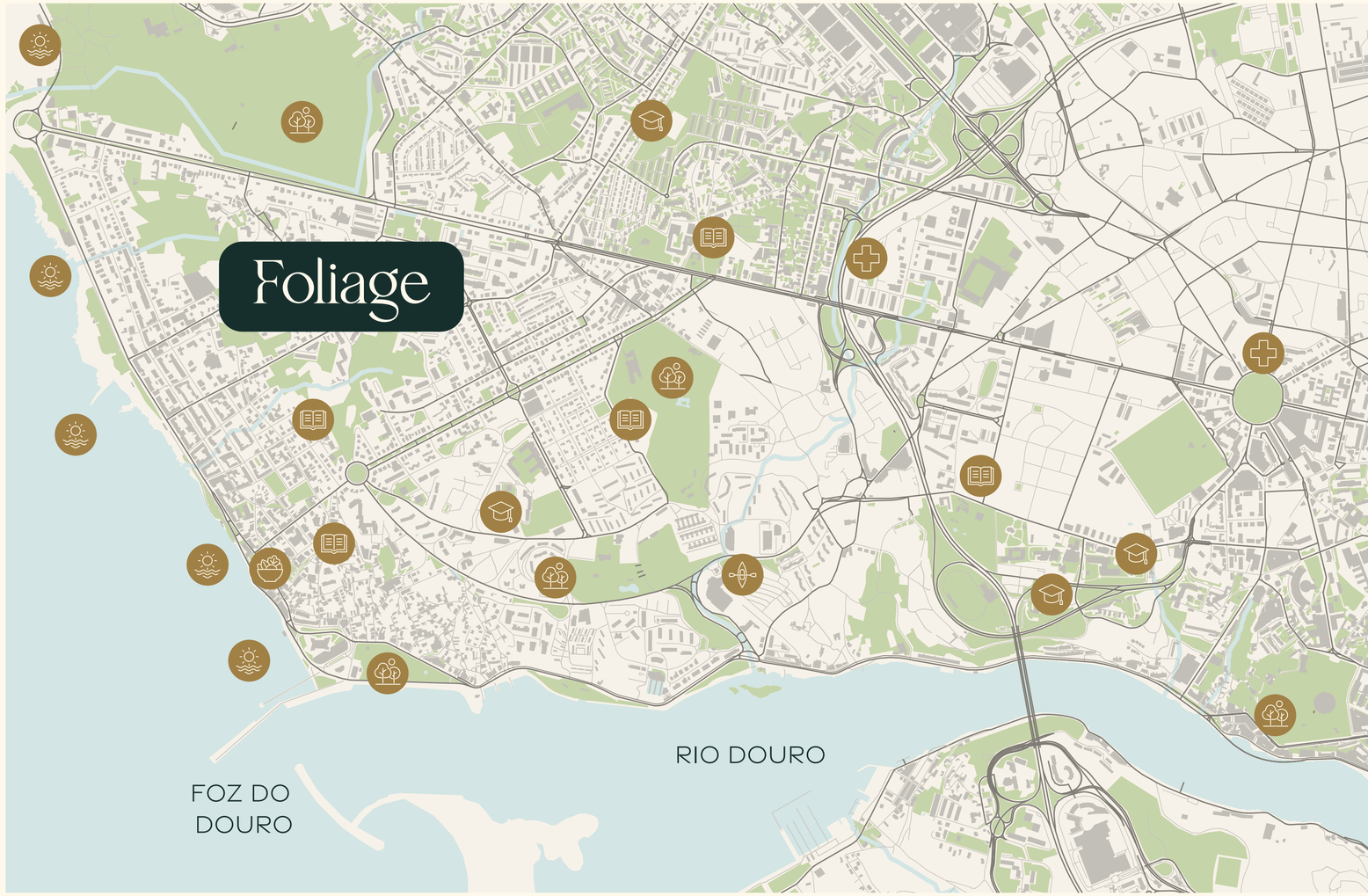
- Parque da Cidade
- Parque da Fundação Serralves
- Jardim do Palácio de Cristal
- Parque Passeio Alegre

BEACHES

- Praia de Gondarém
- Praia do Homem do Leme
- Praia dos Ingleses
- Praia de Matosinhos

RIVERSIDE CLUB

RESTAURANTS





RUA DO CRASTO

There are streets that are paths, and there are streets that are destinations.

The classic Rua do Crasto has the sea at the end of the street, yet remains sheltered from the bustle of the seafront. It preserves the traditional discretion of Foz's most prestigious streets.

03 ARCHITECTURE

José Carlos Cruz

José Carlos Marques Cruz (Porto, 1957) holds a degree in Architecture from FAUP (1986), marking the beginning of a distinguished career spanning over three decades. His portfolio encompasses high-end residential, commercial, and interior design projects across Europe, the Americas, and Asia - each meticulously crafted to harmonize with its context and reflect the client's distinct identity.

In 2004, José Carlos Marques Cruz founded his own studio, which has since been distinguished by its meticulous approach to space, light, and materiality. Drawing inspiration from global urban landscapes, the studio crafts timeless solutions where functionality meets bespoke elegance, always aligned with the client's vision and lifestyle.

"The lush tree canopy, which lends this stretch of Rua do Crasto its distinctive character, has been integrated into the design as a second skin from its very conception."



04 DEVELOPMENT

DEVELOPMENT

2
BUILDINGS

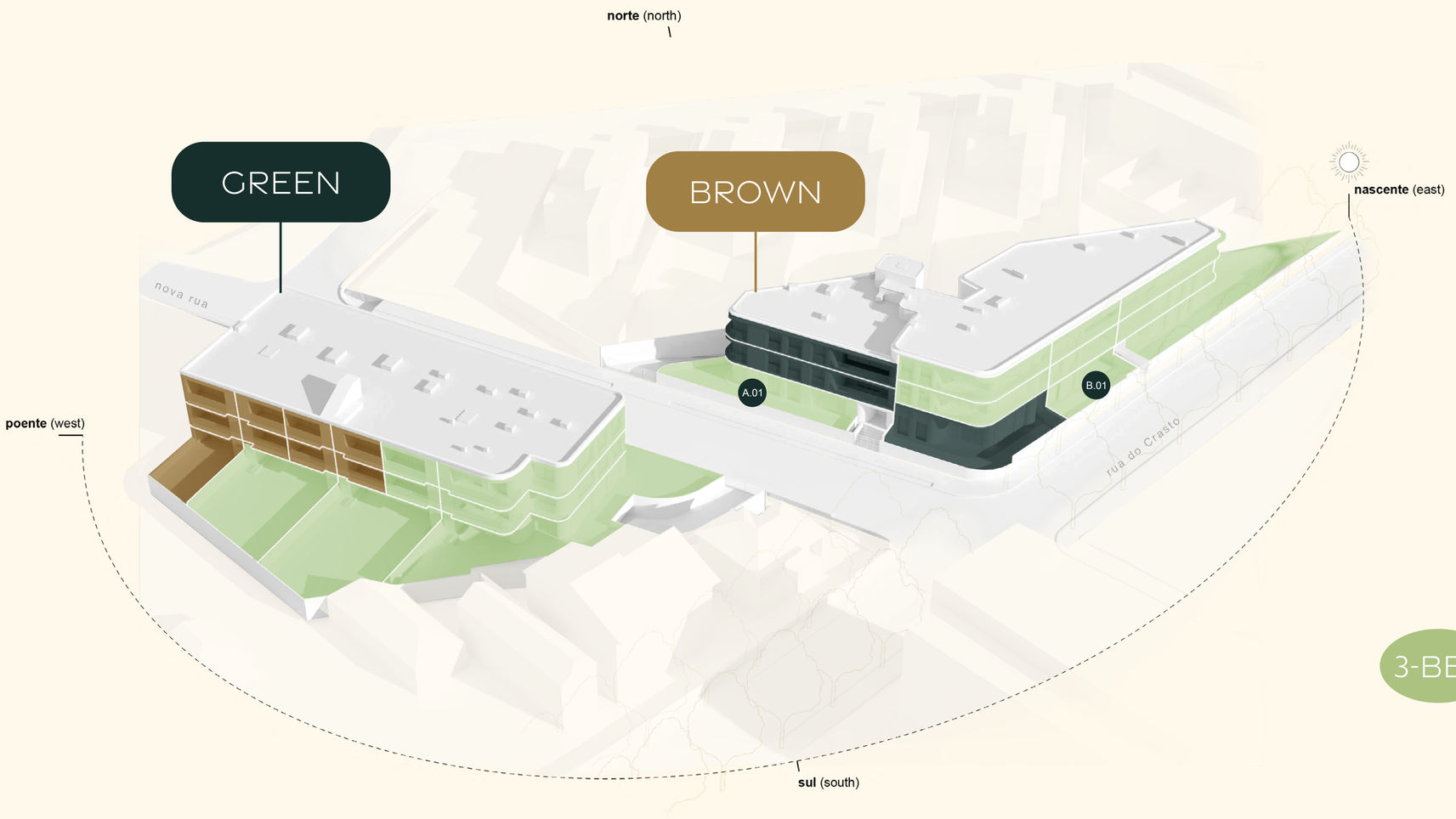
3-BEDROOM
TYPOLOGY



TYPOLOGUES AND AREAS

Two buildings, with typologies crafted to accommodate a unique lifestyle.

28 UNITS



3-BED

2 UNITS

Interior areas up to 180 m² / Exterior areas up to 152 m²



The outdoor areas are striking and are more than mere gardens, they are authentic outdoor living rooms.

PRIVATE GARDEN





05 FINISHES

EXTERIOR & COMMON AREAS

Exterior

- Cladding for façades and balconies in glazed porcelain stoneware;
- Aluminum window frames with thermal break, minimalist series, double glazing with solar protection;
- Exterior flooring in Natural Travertine marble.
- Porous concrete exterior pavement in private areas.







Lobby

- Flooring in Resinated Travertine marble;
- Walls clad in walnut veneered panels, natural color, or painted;
- Apartment entrance doors veneered in walnut.

Garage

- Electric vehicle charging point for each unit;
- LED technology lighting.

Lifts

- Lifts by Schmitt or equivalent.

LIVING ROOMS, HALLWAYS AND BEDROOMS

- Flooring in Hard Maple wood stratified flooring, natural color;
- Embedded baseboards with lacquered finish;
- Double plasterboard walls with acoustic insulation and painted finish;
- False ceiling in plasterboard with acoustic insulation and painted finish;
- Pelmets for screens and curtains, equipped with indirect LED strip lighting, in living rooms and bedrooms;
- Electric blackouts or light-cutting curtains in the bedrooms;
- Full-height wooden doors, lacquered finish, with concealed hinges;
- MDF cabinets with lacquered exterior finish.









Kitchens

- Cabinet doors with lacquered or veneered finish;
- Miele appliances, or equivalent – Oven, Induction Hob, Integrated Extractor Hood, Built-in Combination Fridge-Freezer, Microwave, Built-in Dishwasher;
- Countertop and backsplash in stone compact, Neolith type;
- Flooring in Hard Maple wood stratified flooring, natural color or light-colored porcelain stoneware



Bathroom Facilities

- Flooring in Hard Maple wood stratified flooring, natural color [Guest Bathroom];
- Double plasterboard walls with acoustic insulation and painted finish, and lacquered panel [Guest Bathroom];
- Flooring and walls in natural stone, marble - Light Emperor, or equivalent [Suites Bathrooms];
- Suspended sanitary ware;
- Water-repellent MDF cabinets with lacquered or veneered finish, countertop in Light Emperor. marble or similar.



CLIMATE CONTROL, SECURITY & AUTOMATION

Climate Control

- Ducted Air Conditioning System;
- Heat pump for DHW (Domestic Hot Water);
- Electric radiant floor heating in the suites' bathrooms.

Lighting

- Built-in lighting with LED technology;
- LED lighting inside the wardrobes..



Security

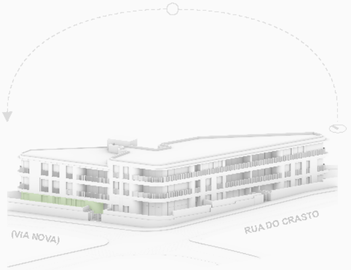
- Video surveillance system in common areas and parking;
- Automatic detection system for:
  - Intrusion – alarm;
  - Flooding (in Kitchens, Laundries, and Bathrooms);
  - Fire (in Common Areas and Garage/Parking).

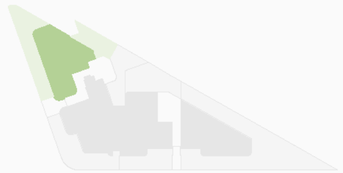
Automation

- Touch panel for centralized control of lighting, screens, and climate control.

06 FLOOR PLANTS

Foliage



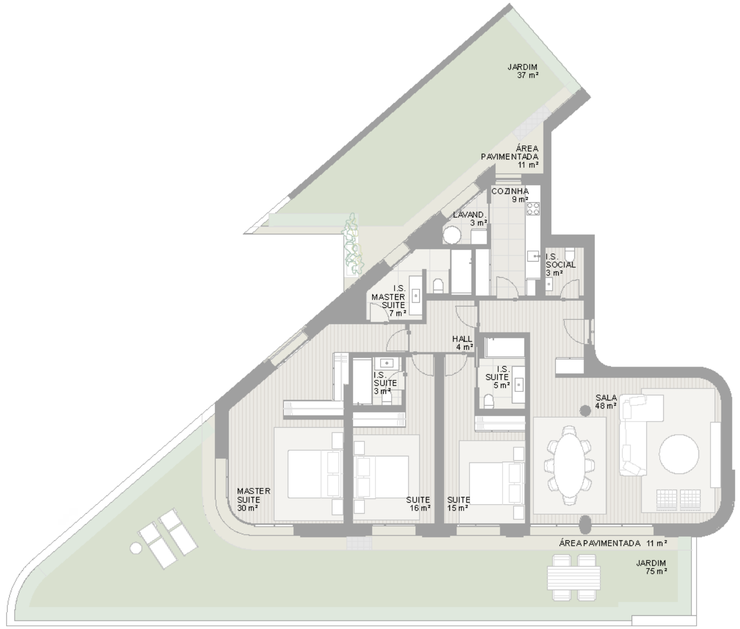


T3 **A0.1**
VOLUME B

R/CH
GROUND FLOOR

ÁREA TOTAL *TOTAL AREA*				**332 m²**
ÁREA BRUTA INTERIOR *GROSS INTERIOR AREA*				**180 m²**
ÁREA BRUTA EXTERIOR *GROSS EXTERIOR AREA*				**152 m²**
ESTACIONAMENTO *PARKING*	-1 PISO *FLOOR*	2 LUGARES *SPOT*		**35 m²**
ARRUMO *STORAGE*	-2 PISO *FLOOR*			**6 m²**

FERCOPOR

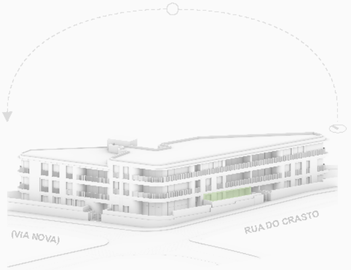


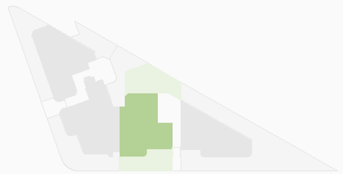
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JOSÉ CARLOS CRUZ ARQUITECTO

Foliage



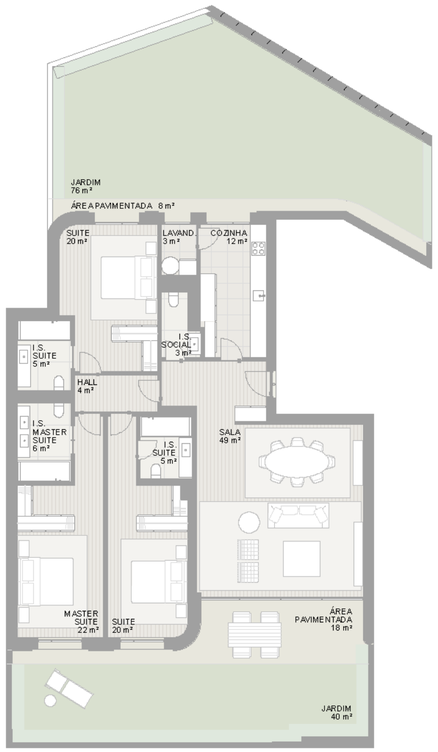


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ESTACIONAMENTO *PARKING*	-1 PISO *FLOOR*	2 LUGARES *SPOT*		**33 m²**
ARRUMO *STORAGE*	-2 PISO *FLOOR*			**6 m²**

FERCOPOR



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JOSÉ CARLOS CRUZ ARQUITECTO

FERCOPOR

SINCE 1981

Founded by Comendador Alberto Ferreira da Costa, Fercopor laid its first foundations in 1981 and has been redefining the standards of the Portuguese property sector ever since. With an established portfolio and several award-winning projects to its name, the Fercopor signature is unmistakable – a combination of vision, innovation and quality that is all its own.

For 45 years we have championed a way of building in which the broad stroke and the fine detail are never separated: in the choice of location, architect and concept; in the detail and distinction of the materials chosen for every project; and in the close, personal relationship we build with each client and the care we provide, from the very first day and for ever after.

The result is a portfolio of developments in exceptional locations – enriching the lives of those who live in them and the cities that embrace them.



FERCOPOR

SINCE **1981**

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