

IBIZA COUNTRY
VILLAS



Ref: 40247 - Ibiza
2.375.000€

Contemporary Villa Project with Approved License



Set in a privileged natural environment in Ibiza, this exclusive new-build villa project with an approved building license offers a refined architectural proposal that seamlessly blends contemporary design with Mediterranean landscape integration.

Located on a rustic plot in a quiet and private enclave, the project is accessed via an existing rural road from the Ibiza–Portinatx highway. The villa is strategically positioned within the least protected area of the plot, carefully respecting the natural topography and surrounding vegetation.



The design is distributed over three levels—basement, ground floor, and upper floor—organized longitudinally in harmony with the existing terraced landscape. The main entrance is located on the ground floor, where a central hallway provides access to the different living areas in a fluid and functional layout.

The daytime area is conceived as a bright, open-plan space comprising the living room, dining area, and kitchen with utility/laundry space. All these areas connect directly to the spacious terraces and the swimming pool, creating a seamless indoor–outdoor living experience.



The sleeping area on the ground floor includes three en-suite bedrooms and a guest toilet, ensuring comfort and privacy. The upper floor is entirely dedicated to the master suite, featuring a private bathroom and dressing room, designed as a serene and exclusive retreat.

The basement level accommodates a garage with capacity for three vehicles, as well as a technical room housing the main building installations. In addition, additional technical spaces are discreetly integrated near the pool area, including water treatment systems and infrastructure for rainwater collection and potable water storage.



Externally, the swimming pool is positioned in a more open and secluded area of the plot, surrounded by nature and offering complete privacy and tranquility.

The project incorporates high-quality construction solutions and sustainable design principles, including double-layer ceramic walls with insulation, white rendered façades, oxide-toned aluminium carpentry, and traditional dry-stone landscaping walls that enhance its Mediterranean contemporary character.



An exceptional project with an approved license that combines architectural elegance, functionality, and environmental respect, ready to become a unique villa in the heart of Ibiza.



FEATURES

TYPE: Land

LOCALITY: Ibiza

BEDS: 0

BATHS: 0

PLOT AREA: 24464

OTHER FEATURES

Edificable, Solar



IBIZA COUNTRY
VILLAS

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