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VILLAS



Ref: 30062 - Santa Eulària des Riu

500.000€

First-Line Restaurant in Santa Eulalia



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Exceptional opportunity to acquire the leasehold of a restaurant on the front line of the sea in Santa Eulària des Riu, one of Ibiza's most sought-after coastal towns. The lease agreement is valid until November 30, 2034, offering a secure medium-term investment in a well-established and high-demand hospitality market.

Interior area: 397 m²



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Exterior area: 180 m²

Capacity: Approximately 150 diners (flexible configuration)



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License: From 08:00 to 01:00

Restrictions: Ambient music only; no event license (can be requested). No signage allowed on the promenade.



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Location

Located on the front line of the sea, the premises enjoy direct views of the Mediterranean and excellent visibility in an area with constant foot traffic throughout the year, from both international residents and visitors. Santa Eulalia combines tradition, modern lifestyle, and coastal charm, making it a very attractive destination for a diverse and loyal clientele.



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Spacious outdoor terrace with elegant decor, ideal for summer meals, sunset dinners, and a lively evening atmosphere.

Versatile indoor space, adaptable to various gastronomic concepts: fine dining, brasserie, or lifestyle restaurant.



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High-quality finishes and contemporary design, ready for immediate use.

Suitable for year-round operation, benefiting from Santa Eulalia's strong winter market.



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Investment Potential

A turnkey opportunity in one of the most stable and prestigious locations on the island.



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Unbeatable visibility and exposure on the front line.

Possibility to redefine the concept towards healthy cuisine, fine dining, or experiential space.



Growing demand in Ibiza for venues that combine wellness, gastronomy, and lifestyle.

Excellent option for investors seeking sustained profitability and long-term value in the Ibiza hospitality sector.

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A rare seaside opportunity with an active license, flexible layout, and unbeatable location — ready to operate immediately, with great growth and repositioning potential.

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FEATURES

TYPE: Shop

LOCALITY: Santa Eulària des Riu

BEDS: 30

BATHS: 0

HOUSE AREA: 577

OTHER FEATURES

No additional features



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