



## Villa Estate of 2 Houses For Sale in Playa Den Bossa Ibiza



### Στοιχεία μεσίτη

|                   |                                                                               |
|-------------------|-------------------------------------------------------------------------------|
| Όνομα:            | Niall Madden                                                                  |
| Όνομα εταιρείας:  | Esales Property Limited                                                       |
| Χώρα:             | United Kingdom                                                                |
| Experience since: | 2002                                                                          |
| Τύπος υπηρεσίας:  | Selling a Property                                                            |
| Specialties:      |                                                                               |
| Property Type:    | Apartments                                                                    |
| Τηλέφωνο:         |                                                                               |
| Languages:        | English                                                                       |
| Site:             | <a href="https://esalesinternational.com">https://esalesinternational.com</a> |

### Στοιχεία καταχώρησης

|              |                  |
|--------------|------------------|
| Ακίνητο για: | Πώληση           |
| Τιμή:        | USD 1,068,350.78 |

### Τοποθεσία

|                       |            |
|-----------------------|------------|
| Χώρα:                 | Spain      |
| Ταχυδρομικός κωδικός: | 0780       |
| Δημοσιεύθηκε:         | 09/02/2026 |

Περιγραφή:

Villa Estate of 2 Houses For Sale in Playa Den Bossa Ibiza Spain

Esales Property ID: es5554951

Avendida San Jordi  
59 07800  
Playa D'en Bossa  
ibiza  
Spain

Spectacular 5-Bed Detached Villa Project: A Dual-Residence Opportunity in Playa d'en Bossa

Discover a rare investment opportunity in the most iconic coastal resort of the Balearic Islands. Located in a privileged enclave of Playa d'en Bossa, this expansive property offers a unique layout consisting of two independent houses situated on a private 500 m2 plot. Whether you are seeking a grand family estate, a co-living arrangement, or a high-potential renovation project, this villa provides the perfect canvas to create a Mediterranean masterpiece.



## The Residence: Space and Versatility

The property encompasses a total of 200 m<sup>2</sup> of living space, intelligently distributed across two distinct structures to ensure maximum privacy and flexibility:

- \* **The Main House:** Features three spacious bedrooms and a well-appointed bathroom complete with a luxury jacuzzi, perfect for unwinding after a day on the Mediterranean.
- \* **The Second House:** Offers two additional bedrooms and a private bathroom, making it an ideal guest house, staff quarters, or an independent rental unit.

Both residences benefit from a west-facing orientation, ensuring the interiors are bathed in golden Ibiza sunlight throughout the afternoon. From the upper levels and terraces, you are treated to stunning views of the sea and the sprawling sands of Embosa Beach.

## Grounds and Exterior Features

The estate is a blend of authentic Ibiza charm and modern convenience. The 500 m<sup>2</sup> plot is entirely enclosed by traditional stone walls, creating a secluded and secure oasis. The exterior highlights include:

- \* **Private Swimming Pool:** A refreshing centerpiece for summer relaxation.
- \* **Charming Garden:** A mature space ready to be transformed into a lush tropical retreat or a sleek 'chill-out' zone.
- \* **Secure Garage:** Ample space for vehicle storage, complemented by additional on-site parking.
- \* **Accessibility:** The property has been thoughtfully adapted for people with reduced mobility, ensuring comfort for all guests.

## Prime Location & Lifestyle

Location is the hallmark of this property. You are situated in a quiet corner that offers total tranquility, yet the vibrant energy of Ibiza Town is just a 5-minute drive away.

- \* **Daily Convenience:** All essential amenities, including high-end supermarkets, pharmacies, medical centers, and public transport links, are within easy walking distance.
- \* **Leisure & Nightlife:** Experience the world-famous beach clubs and super-clubs of Playa d'en Bossa, or retreat to the UNESCO-listed Dalt Vila in Ibiza Town for a night of fine dining and history.
- \* **Effortless Travel:** The property is exceptionally well-connected to Ibiza Airport (IBZ), making it a perfect base for international owners.

## Investment & Renovation Potential

Built in 1995, this 'second-hand' property is a prime candidate for a modern luxury renovation. In Ibiza's 2026 real estate market, renovated villas with sea views command a significant premium. By updating the existing structure with contemporary finishes and eco-friendly systems—already supported by the existing electric heating and air conditioning—investors can realize a substantial value uplift.



The dual-house configuration is a 'strategic asset,' offering the ability to live in one residence while managing the other, or creating a sprawling five-bedroom luxury villa that stands out in the competitive Playa d'en Bossa rental market.

Make your Mediterranean dream a reality. This is not just a house; it is a gateway to the quintessential Ibiza lifestyle.

## ABOUT THE AREA

Playa d'en Bossa is the pulsating heart of Ibiza's coastline, famously boasting the longest stretch of sand on the island. Located just south of Ibiza Town, this vibrant resort is a study in contrasts, where the tranquility of the Mediterranean meets a world-class entertainment scene. Its two kilometers of pale, soft sand are lined with an eclectic mix of luxury beach clubs, chic boutiques, and high-end resorts, making it the ultimate playground for the international 'jet-set' and sun-seekers alike.

By day, the focus is on the crystal-clear turquoise waters and the laid-back Balearic beats drifting from the shore. The beach is a hub for activity, offering everything from catamaran sailing and jet skiing to paddleboarding and snorkeling. For those seeking relaxation, the southern end of the beach provides a quieter, more family-friendly atmosphere with wide-open spaces, while the central section is famous for its 'see and be seen' vibe, dotted with Balinese beds and high-end service.

As the sun begins to set, the area transforms into the global capital of electronic music. Playa d'en Bossa is home to some of the most iconic super-clubs in the world, including the open-air spectacle of Ushuaïa and the technologically advanced Hi Ibiza. These venues host legendary residencies from the world's top DJs, drawing immense crowds who dance from late afternoon until the early hours of the morning. Beyond the clubs, the main strip is packed with trendy bars and diverse restaurants serving everything from traditional Spanish seafood to international fusion.

The resort's prime location ensures that travel is effortless for international visitors. Ibiza Airport (IBZ) is the closest gateway, located a mere 3 kilometers away. The short journey takes approximately 10 minutes by car or taxi, and regular shuttle buses provide budget-friendly links every 30 minutes during the high season. This proximity allows guests to transition from the arrivals terminal to the beach or their hotel in record time, maximizing every moment of their Ibizan escape.

## MAiN FEATURES:

- \* 200m<sup>2</sup> of living space
- \* 500m<sup>2</sup> plot
- \* 5 Bedrooms
- \* 2 Bathrooms
- \* Stunning Views
- \* Private Parking
- \* Close to essential amenities such as supermarkets and pharmacies
- \* Close to many excellent bars and restaurants



- \* Great base from which to discover other fantastic areas of Spain
- \* Many excellent sports facilities, walking and cycling areas nearby
- \* Rental Potential through Airbnb and Booking.com
- \* Surrounded by breath-taking sea and mountain views.
- \* Massive potential in the holiday rental market.
- \* Minutes away from the regions world-famous beach areas such as bora bora.
- \* Just 5 minutes from the stadium of UD ibiza, one of Spain's fastest growing football clubs.
- \* Perfect base from which to discover many of other fascinating countries and cultures.
- \* Close to fantastic golf courses such as Golf ibiza (<https://www.golfibiza.com>).
- \* Excellent transport links.

Contact us today to buy or sell property in Spain fast online

## Κοινά

|                               |         |
|-------------------------------|---------|
| Κρεβατοκάμαρες:               | 5       |
| Μπάνια:                       | 2       |
| Τελειωμένα τετραγωνικά πόδια: | 200 τ.μ |
| Μέγεθος αυλής:                | 500 τ.μ |

## Utility details

|          |     |
|----------|-----|
| Heating: | Ναί |
|----------|-----|

## Lease terms

Date Available:

## Contact information

IMLIX ID: IX8.158.957

