



## Unmatched Investment Opportunity in Arco da Calheta – 95% Occupancy Rate!



### Informazioni sull'Agente

Nome: Lucia Da Silva  
Nome della ditta: Prime Properties  
ditta: Madeira  
Nazione: Portugal  
Experience since:  
Tipo di servizio: Selling a Property  
Specialties:  
Property Type: Apartments  
Telefono:  
Languages: Portuguese  
Sito web:

### Dettagli dell'inserzione

Proprietà per: Saldi  
Prezzo: USD 2,109,163.88

### Posizione

Nazione: Portugal  
Stato / Regione / Provincia: Madeira  
Città: Calheta  
Indirizzo: Arco da Calheta  
Pubblicato: 14/08/2025  
Descrizione:

Unmatched Investment Opportunity in Arco da Calheta 95% Occupancy Rate!

Introducing a rare gem in one of Madeiras most coveted and sun-soaked regions a spectacular 3-bedroom villa in Arco da Calheta, boasting a nearly full 95% occupancy rate year-round. This is more than just a property its a proven income generator and a private sanctuary rolled into one.

Built in 2018 with striking modern architecture and designed to optimize physical and mental well-being, this villa offers uninterrupted panoramic views of the Atlantic Ocean. Every corner of the home from the living areas to the bedrooms and even the bathrooms is positioned to soak in the natural light and breathtaking scenery.

Investors take note: the current owner has secured an additional 839m<sup>2</sup> of surrounding land, further enhancing the villas privacy and future development potential. The villa sits on a generous plot, with space on the right side (500m<sup>2</sup>) and in front (339m<sup>2</sup>), allowing for expansion or the construction of a second home.



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## Property Highlights:

Proven 95% occupancy rate a strong track record for holiday rentals or investment income

3 luxurious en-suite bedrooms, each with direct outdoor access

Sleek, fully-equipped kitchen and laundry room

Infinity pool with integrated speakers, BBQ area, and expansive garden

Garage for 2+ vehicles

Electric remote-controlled blinds, air conditioning, solar panels

Energy Certification: B

Secure, tranquil, and ideally located

## Prime Location:

5 minutes from Calheta Beach

25 minutes to Funchal

45 minutes to Madeira Airport

Close to cafes, restaurants, parks, and medical services

Whether you're looking for a high-performing investment property or your own piece of paradise, this villa offers it all style, privacy, location, and unmatched rental performance.

Dont miss your chance to own one of Madeiras top-performing villas. Schedule your private visit today and discover why this home maintains a 95% occupancy rate year after year. - REF: #1446

|            |      |
|------------|------|
| Nuovo:     | No   |
| Costruito: | 2018 |

## Comune

|                        |            |
|------------------------|------------|
| Camere da letto:       | 3          |
| Bagni:                 | 4          |
| Finito piedi quadrati: | 238 mq     |
| Dimensione del lotto:  | 1694,12 mq |

## Lease terms

Date Available:

## Contact information

|           |       |
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| IMLIX ID: | #1446 |
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# IMLIX

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