



## Detached, energy efficient 4 bed sea view villa with pool & garden near Ria Formosa



### Informações do Revendedor

Name:	Paul Greenhalgh
Nome da Empresa:	Compass Property Sales
País:	Portugal
Experience since:	
Tipo de Serviço:	Selling a Property
Specialties:	
Property Type:	Apartments
Telefone:	
Languages:	Portuguese
Website:	

### Detalhes do anúncio

Imóveis para:	Venda
Preço:	USD 872,781.17

### Localização

Country:	Portugal
State/Region/Province:	Faro
Cidade:	Olhao
Address:	Olhão
Adicionado:	07/05/2026

### Informação adicional:

Situated in a mature, tree-lined residential area on the edge of Olhão, this immaculate 4 bedroom 3 bathroom villa occupies a quiet cul-de-sac setting that blends privacy with effortless coastal convenience. Daily amenities are within walking distance, while the unspoilt shoreline of "Praia dos Cavacos", the protected landscapes of the "Ria Formosa" Natural Reserve Park and the scenic routes of the "Ecovia" lie moments away. The vibrant centre of the area including Olhão Marina, celebrated seafood markets and ferry connections to the lagoon islands and Atlantic waters is easily reached, offering a lifestyle where nature, culture and modern convenience converge. Designed for contemporary coastal living, the property is set within landscaped, fully fenced gardens with automatic irrigation for effortless maintenance. A south-facing pergola terrace with integrated barbecue creates an exceptional outdoor dining space, while the 7 x 4 metre swimming pool with jacuzzi corner glistens in the sun as a centrepiece for relaxation and entertaining. An expansive roof terrace crowns the home, delivering sweeping sea and lagoon views a sublime setting for sunset gatherings and tranquil mornings. A pergola-style carport provides covered parking for two vehicles, combining architectural refinement with everyday practicality. Bright and energy efficient, the villa was built in 2020 and is move-in ready. It features solar and photovoltaic panels, reversible air-conditioning and a Class A energy rating, providing excellent year-round comfort and low running costs. Whether used as a holiday home, rental investment or permanent residence, this



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stylish property offers a rare opportunity in a highly desirable coastal location.

## OLHAO

To discover the hidden charm of Olhão visit the top of the main church tower and see the the hundreds of roof terraces - the "açoteias" -, typical of the Algarve, which create a unique urban panorama. On street level it is worth wandering through the fishermen's quarter, which stands between the quay on the Ria Formosa and the main city church. The houses here are small and white, their walls topped with bands of geometric decoration that are in effect the verandas of the roof terraces. The streets that border the Avenida da República, itself a symbol of the urban development that took place at the turn of the century, reflect a city of industrials and ship-owners who grew rich from the fish processing business and trade, displaying their wealth by decorating their homes with verandas, tiles, carved stonework and wrought iron.

Any tour of Olhão should end among the refreshing gardens and open air cafés to be found along the long quayside. It is also worth a visit to the colourful atmosphere of the market, where the stands sell fish straight from the sea, fresh vegetables and sweet fruit from nearby farms.

No visit to Olhao should take place without a trip to the islands of Armona and Culatra via ferry or private water taxi and which can also provide an opportunity to take a trip along the Ria and visit many different quiet and attractive beaches.

## FARO

The Algarves capital has a more distinctly Portuguese feel than most resort towns. Many visitors only pass through this underrated city, which is a pity, as it makes for enjoyable exploring. It has an attractive boat marina, well-maintained public parks and plazas, and a picturesque cidade velha (old town) ringed by medieval walls. The old town's winding, cobbled pedestrian streets, squares and buildings were constructed in a melange of styles and are home to museums, churches, a bone chapel and numerous al fresco cafes, restaurants and bars.

## MONCARAPACHO

### TOP THINGS TO DO IN MONCARAPACHO

1. Monterosa Olive Oil Farm
2. Ilha da Fuzeta
3. Novacortica Cork Factory Tour
4. Canastra
5. Bela Romao Croquet Country Club
6. Mercado de Olhao
7. Your Algarve Adventure
8. Casa Do Povo do Concelho de Olhao
9. Praia do Barril
10. Ilha da Culatra

## COMPASS PROPERTY SALES

We are a fully licenced (AMI 17591) real estate company with a vastly experienced team that have an abundance of local knowledge, focusing on property sales predominantly in and around Tavira and the



Eastern Algarve. The company was established to offer all our property buyers and sellers alike, a highly professional, friendly and approachable service ensuring a smooth and problem free sales process.

Contact us or visit us now to chat in more detail about how best we can help you find the perfect property in the beautiful Algarve. The main office of Compass Property Sales, with ample parking directly outside, is located on the west side of Tavira just 300 metres from the landmark Sail Roundabout. - REF:

V-NUN-5

Construído: 2020

## **Comum**

Quartos de dormir: 4

Banheiro: 3

Pés quadrados acabados: 217 m<sup>2</sup>

Tamanho do lote: 385 m<sup>2</sup>

## **Lease terms**

Date Available:

## **Contact information**

IMLIX ID: V-NUN-5

