



E&V ID: W-0480IU

SANTA EULALIA

## New build apartment in the centre with ibizan design

TOTAL SURFACE

~102 m<sup>2</sup>

NUMBER OF BEDROOMS

3

TERRACE SIZE

~16 m<sup>2</sup>

ASKING PRICE

€765,000



## Property Details

Total Surface

~102 m<sup>2</sup>

Asking price

€765,000

Heating

Heat Pump, Electric Heating (Air-Condition, Radiator)

Year of construction

2026

Terrace Size

~16 m<sup>2</sup>

Total Number of Bathrooms

2

Energy Efficiency Rating

B

Expected delivery end of 2026

✓

Number of Bedrooms

3

Air-Condition

Fully Air-conditioned

Total Number of Parking Bays

1

Communal areas: Swimming pool, garden with chill-out area. Underground garage with parking and storage room included in the price.

✓

## Commission Text

Availability upon agreement.

Engel & Völkers does not accept responsibility as the information provided in this brochure is for information only and it is subject to errors, omissions, change of price or withdrawal without notice.

Taxes, notary and registry fees must be paid by purchaser, the commission to E&V paid by the seller as stipulated by Spanish regulations.



## Property Description

Located in the heart of Santa Eulària des Riu, this carefully designed new development comprises only 14 residences, created for those who value privacy, quality and a prime location.

The project reinterprets traditional Ibizan architecture from a contemporary perspective, combining natural stone, white lime mortar and elegant corten steel details. Large windows and clean lines enhance the flow of natural light, creating bright and harmonious interiors.

This first-floor residence offers a thoughtfully designed layout that ensures functionality and comfort, with open and well-proportioned spaces.

It features three spacious bedrooms with built-in wardrobes, one of them with an en-suite bathroom, as well as a second fully fitted bathroom. Both bathrooms are finished with high-quality materials and carefully selected details.

The kitchen, integrated into the living area, is equipped with premium appliances and high-end finishes. The bright living room, with large windows, opens onto a pleasant terrace, ideal for enjoying the Mediterranean climate.

The property embraces sustainability through its aerothermal system and high-efficiency climate control, ensuring year-round comfort.

Residents benefit from a communal swimming pool, chill-out area and landscaped Mediterranean gardens. The property also includes an underground garage with parking space and storage room, as well as pre-installation for electric vehicle charging.

An excellent opportunity to acquire a contemporary home in one of Ibiza's most sought-after areas, ideal as a primary residence or investment.



## Location Description

Situated in the very centre of Santa Eulària des Riu, the property enjoys a prime location just a few metres from the Town Hall and less than a five-minute walk from the beach and marina. A setting that allows for comfortable living without the need for a car, with restaurants, boutiques and everyday services all within easy reach.

Santa Eulària des Riu represents the more authentic side of Ibiza — a refined yet relaxed coastal town known for its tranquil and family-friendly atmosphere. Its seafront promenade, stretching over one

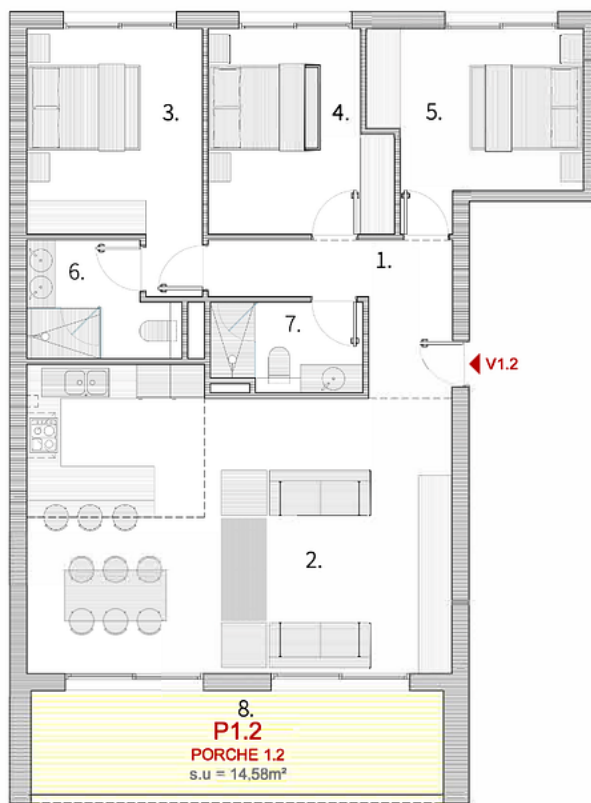
kilometre, connects the town beach — considered one of the island's finest urban beaches — with the elegant marina, offering an exceptional Mediterranean lifestyle throughout the year.

Surrounded by turquoise-water coves and natural landscapes, the area benefits from excellent connections to the rest of the island and is located just 20 minutes from the airport. A location that perfectly combines serenity, quality of life and understated sophistication.









Floor Plan

# Important Notice

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