



## NEW DEVELOPMENT | A Modern Luxury T3 Villa in Carvoeiro for Sale - Lagoa

**1,499,900 €**

### Property Details

Reference:	1028
Bedrooms :	3
Bathrooms :	4
Size of plot :	1560
Gross Construction Area:	234
Construction year :	2025
Energy Efficiency :	Ap
Condomium:	-

Air Conditioning  
 Alarm System  
 Atrium  
 Automatic Gates  
 Balcony  
 Basement  
 BBQ  
 Carport  
 Close to the Beach  
 Close to the Golf Course  
 Close to the Town  
 Coverable Pool

### Property Features

Double Glazing  
 Electric Gates  
 Electric Shutters  
 Equipped Kitchen  
 Fenced  
 Fiber Optic Internet  
 Fitted Wardrobe  
 Front Porch  
 Heat Pump  
 Heating  
 Inbuilt LED Spots  
 Intercom

New Development  
 Pool  
 Private Garden  
 Private Pool  
 Residential Area  
 Salt Water Pool  
 Solar Panel Pre-Installation  
 Sold Unfurnished  
 South-facing  
 Storage  
 Terrace  
 Underfloor Heating

#### Office : Lagos

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## Property Description

Discover with our LiveAlgarve Team **Casa da Ladeira**, a newly built, eco-friendly villa in the heart of Carvoeiro, Algarve. This stunning four-level home combines cutting-edge design with sustainability, boasting an **A+ energy certificate** and high-quality finishes.

## Elegant Living Spaces & Beautiful Views

Situated at the edge of the village's urban perimeter, **Casa da Ladeira** offers proximity to all essential amenities and attractions while enjoying expansive views of the surrounding countryside and lush gardens. Every area and outdoor space maximises natural light and frames the lovely landscapes.

## Sophisticated Design & Premium Comfort

- **Ground Floor:** 3 lavish en-suite bedrooms with fitted wardrobes and private balconies provide ultimate comfort. The bathrooms have **top-tier fittings** for a spa-like experience.
- **First Floor:** A spacious, open-plan **living and dining area** connects to a modern, fully equipped kitchen with a central island. This level extends onto a vast veranda, offering an exceptional indoor-outdoor lifestyle. A stylish guest bathroom completes this floor.
- **Basement:** A dedicated technical area ensures optimal functionality without compromising living space.
- **Covered Carport:** space for 2 cars

## Rooftop Retreat with Swimming Pool

One of the villa's most exclusive highlights is the **82m² rooftop terrace**, featuring:

- A **20m² luxurious infinity pool** with a retractable cover
- Dedicated sunbathing zones for relaxation
- A stylish **firepit lounge**, perfect for evening gatherings under the Algarve sky

## Prime Location in Carvoeiro

Located within walking distance of Carvoeiro's charming center, **Casa da Ladeira** provides convenient access to local shops, restaurants, beaches, and entertainment. Despite its central location, the villa maintains a serene and private ambience, making it an ideal retreat.

## Overview of distances:

### Beaches

- **Praia de Carvoeiro** – short walk, located in the heart of Carvoeiro
- **Praia da Marinha** – 10 min by car
- **Praia de Benagil** – 7 min by car

### Golf Resorts

- **Vale de Milho Golf** – 5 min by car
- **Gramacho & Vale da Pinta Golf (Pestana Golf Resort)** – 8 min by car

## Nearby Towns & Cities

- **Lagoa** – 7 min by car

- **Portimão** – 15 min by car
- **Lagos** – 35 min by car

#### **Airport**

- **Faro International Airport (FAO)** – 45–50 min by car

#### **A Unique Opportunity**

With bold architectural lines, high-end construction, and an unbeatable location, **Casa da Ladeira** is a one-of-a-kind property in Carvoeiro. Whether as a permanent residence or a luxury getaway, this villa offers a unique combination of modern sophistication and natural beauty.

**Contact** our LiveAlgarve Team to schedule a private viewing of this exceptional home.