



LUXURY | Exceptional Newly Built T4 Villa on Large Plot at Boa Vista for Sale - Lagos

3,400,000 €

Property Details

Reference:	1053
Bedrooms :	4
Bathrooms :	5
Size of plot :	6000
Gross Construction Area:	470
Construction year :	2026
Energy Efficiency :	A
Condonium:	-

A/C Pre-Installation
Alarm System
Automatic Gates
Automatic Irrigation
Basement
BBQ
Borehole
Central Heating
Close to the Beach
Close to the Golf Course
Close to the Town
Countryside
Coverable Pool
Electric Car Charger
Electric Gates
Electric Shutters
Equipped Kitchen

Property Features

Fiber Optic Internet
Field View
Fireplace
Fitted Wardrobe
Fruit Trees
Garage
Garden
Golf View
Heat Pump
Heated Swimming Pool
Inbuilt LED Spots
Kitchen Island
Lake
Laundry
New Development
Office
Photovoltaic System

Pool
Private Garden
Private Pool
Residential Area
Rooftop Terrace
Salt Water Pool
Solar Panels
Sold Unfurnished
South-facing
Storage
Storage Room
Terrace
Trees
Underfloor Heating
Underground Parking
Unobstructed View
Wheelchair accessible

Office : Lagos

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Property Description

Our LiveAlgarve Realty Team is thrilled to present you with a listing at the end of a peaceful cul-de-sac in the desirable Boa Vista area of Lagos. This expansive plot offers an opportunity for those seeking privacy, space, and a connection to nature. Positioned adjacent to the renowned 18-hole Boavista Golf Course, the property spans approximately **6,000 m²**, with the potential to expand to **14,200 m²** by acquiring the adjoining **8,200 m²** parcel. This flexibility offers a remarkable opportunity to create a private estate or a landscape-oriented retreat.

The approved construction timeline allows the building to begin in **autumn 2025**, with completion projected by **late 2026 to early 2027**. The planned residence will feature **4 bedrooms**, strategically positioned to maximise the **south-facing orientation**, ensuring natural light throughout the day. Floor-to-ceiling windows have been integrated into the architectural design to enhance landscape views and maximise solar gain while maintaining a low-energy, environmentally conscious footprint.

Thoughtful environmental infrastructure supports the property's autonomy and long-term sustainability. A **private borehole** will provide an independent water source complemented by **advanced insulation techniques** that support energy efficiency. These features, while not uncommon in premium builds, reflect a growing awareness of ecological responsibility in rural architecture.

The design features a **basement-level garage**, a **rooftop terrace** with panoramic views, and a **private lake** that serves both aesthetic and practical purposes within the overall landscape. Surrounding the home, the **garden will accommodate 140 trees**, curated to support either a Mediterranean fruit orchard or a vineyard, depending on the future owner's vision. The entrance to the residence is via a private road, reflecting the discreet elegance of an estate property.

Unlike suburban developments or clustered golf resorts, this location offers a more profound sense of **seclusion and tranquillity**, ideally suited for individuals or families valuing peace, privacy, and a stronger connection with the land. The plot is discreetly positioned along a **quiet street that serves only a handful of properties**, significantly reducing noise and traffic.

Note: You can select from various additional features, many of which are upgrades that incur extra costs.

From a location standpoint, the property offers balanced access to leisure and convenience:

- **Boavista Golf Course** – less than **2 minutes** by car
- **Praia da Luz village centre** – approximately **5 minutes**
- **Lagos Historic Centre and Marina** – around **10 minutes**
- **Nearest beaches** (including Praia da Luz and Porto de Mós) – within **6 to 10 minutes**
- **Faro International Airport (FAO)** – reachable in under **1 hour via the A22 motorway**

This offering is likely to attract individuals seeking a slower pace of life while still enjoying easy access to cultural and recreational amenities. It emphasizes a refined and grounded lifestyle rather than extravagance for its own sake, all within one of Portugal's most appealing coastal regions.

Interested?

For further information and plot acquisition details, please contact our LiveAlgarve Realty Team directly.