

LiveAlgarve



LUXURY | New Contemporary T5 Villa for Sale in Vale da Lama - Lagos

3,310,000 €

Property Details

Reference:	1072
Bedrooms :	5
Bathrooms :	7
Size of plot :	3015
Gross Construction Area:	449
Construction year :	2026
Energy Efficiency :	A
Condomium:	-

Alarm System
Automatic Gates
Basement
BBQ
CCTV
Close to the Beach
Close to the Golf Course
Close to the Town
Countryside
Coverable Pool
Double Glazing
Electric Gates

Property Features

Electric Shutters
Equipped Kitchen
Garage
Heat Pump
Inbuilt LED Spots
Multi-Car Garage
New Development
Photovoltaic System
Pool
Private Pool
Residential Area
Rooftop Terrace
Salt Water Pool
Sauna
Sea View
Solar Panels
Spa
Storage
Storage Room
Terrace
Underfloor Heating
Underground Parking

Office : Lagos

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Property Description

Our LiveAlgarve Realty Team presents Villa “Xenia”, positioned within the emerging residential scene of Vale da Lama. This newly built property invites a reflective reading of luxury and coastal living. Rather than relying on excess, the property privileges proportion, spatial continuity, and technical correctness. Its setting, adjacent to the Palmares Golf course, places it in a highly sought-after area.

From the outset, the design favours permeability. Expansive glazing frames the surrounding topography and allows interior and exterior to intersect in ways that shift throughout the day. Light becomes an active component of the spatial experience, modulating surfaces and volumes.

Architectural Composition

The house unfolds across a generous footprint, with open-layout living areas articulated without rigid compartmentalisation. This method promotes both collective use and quieter retreat, depending on how the space is inhabited.

The 5 bedrooms are distributed independently, each having its own bathroom. One functions as a self-contained apartment, offering autonomy for guests, staff, or remote workers. Such flexibility reflects a broader shift in residential design, in which domestic space increasingly accommodates hybrid uses. A substantial basement introduces further adaptability. With capacity for multiple vehicles and storage, it might also be interpreted as latent space, open to future reinterpretation.

Exterior Environment

Outdoors, the villa extends into a landscaped setting calibrated for both privacy and openness. A 20-metre saltwater pool anchors the garden, while adjacent terraces create zones supporting different rhythms of use, from peaceful mornings to social gatherings.

The rooftop terrace gives an elevated perspective. From here, the visual field expands toward the Atlantic and the Monchique mountains.

A dedicated wellness area, including sauna and supporting facilities, adds another dimension.

Technical Features and Material Considerations

Attention to technical infrastructure is evident throughout. Underfloor heating, integrated climate control, and photovoltaic systems with energy storage correspond to contemporary expectations for efficiency and green responsiveness.

Key Features

- Five bedrooms, including an independent guest apartment
- Seven bathrooms with refined detailing
- 20m saltwater swimming pool with automated cover
- Wellness area with sauna, wet room, and outdoor shower
- Basement garage accommodating up to 4 vehicles.
- Photovoltaic energy system with storage
- Landscaped gardens and multiple leisure areas
- Rooftop terrace with sea and mountain outlook
- High-spec kitchen and integrated environmental systems

Location Context and Access

The villa’s site offers both seclusion and connectivity. Approximate distances suggest practical access to key points of interest:

- Beaches such as Meia Praia can be reached in under 10 minutes by car.
- Lagos town centre and the Marina are roughly a 10-minute drive.

- Palmares Golf and other nearby courses lie within a short radius.
- Faro International Airport (FAO) is accessible in under one hour.

Pricing and Factors

The property is offered turnkey for €3,310,000. This includes a fully equipped kitchen, landscaped grounds, and wellness installations. Additional acquisition costs, including taxes and legal fees, must be considered separately.

Concluding Perspective

For buyers attentive to architectural intent and environmental context, the property presents a nuanced proposition within the Lagos market.

Technical adjustments and design refinements remain possible during the construction phase, offering a degree of agency to future owners.

Interested?

Please contact our LiveAlgarve Realty Team for further information on this listing and to schedule a private viewing.