

€12,000,000 House / Villa - For sale - New listing

## Private estate with sea views, for sale in Formentera

Spain » Balearic Islands » Ibiza » Formentera » 07800

8 Bedrooms    9 Bathrooms    585m<sup>2</sup> Floorplan

New listing



Contact us today for more information or to arrange a viewing

+34 971 590 630 · [ibiza@lucasfox.com](mailto:ibiza@lucasfox.com) · [lucasfox.com](http://lucasfox.com) · Avenida Sant Josep de sa Talaia 66, Ibiza, Spain

€12,000,000 House / Villa - For sale - New listing

## Private estate with sea views, for sale in Formentera

### Private estate with sea views, for sale in Formentera

Located in a privileged and private setting on the island of Formentera, this exceptional estate offers a rare opportunity to own a large and authentic property combining sea views, views towards Ibiza, privacy, and excellent accessibility, just a 10-minute drive from La Savina Port.

Set on a 4,763 m<sup>2</sup> plot, the estate enjoys open natural surroundings and a peaceful atmosphere while remaining conveniently connected to the island's main arrival point. Designed as a private family compound, the property offers generous living spaces, leisure areas, and independent structures suitable for comfortable year-round living and entertaining.

The property comprises 585 m<sup>2</sup> of constructed area (including porches calculated at 50%) and features 8 bedrooms and 9 bathrooms distributed across the different buildings.

Outdoor living is central to the estate. The property includes 100 m<sup>2</sup> of swimming pools, consisting of a 91 m<sup>2</sup> main pool and a 9 m<sup>2</sup> children's pool, both heated. A 172 m<sup>2</sup> private football field provides additional leisure space, while 66 m<sup>2</sup> of shaded chill-out and sail areas create comfortable outdoor relaxation zones.

Several traditional natural cane porches enhance the outdoor lifestyle:

- The main house porch, covered with natural cane, features a large wooden dining table and a spacious lounge area.
- A rear porch, also covered with cane, includes a built-in service dining table.
- In the orchard area, another cane-covered porch provides a children's dining space, shaded by three large grapevines that fully cover the structure during spring and summer.

Inside the main living area, there is a bar counter with refrigerator, complemented by a second bar area in the outdoor chill-out space, also equipped with a refrigerator.

The estate benefits from its own well with a low-salinity desalination system, supplying water to the house, gardens, and pools. The main pool is heated using twelve solar panels, supported by a heat pump for cooler months, allowing extended use throughout the year.

The property includes open landscaped grounds and relaxed Mediterranean outdoor spaces.

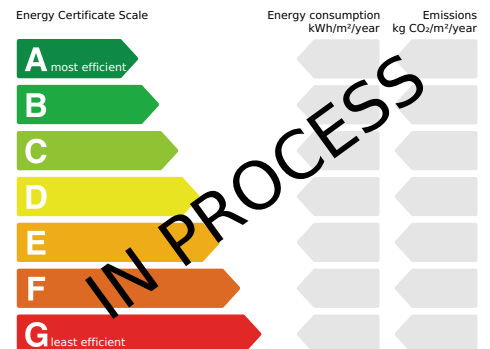
**Contact us today for more information or to arrange a viewing**

+34 971 590 630 · [ibiza@lucasfox.com](mailto:ibiza@lucasfox.com) · [lucasfox.com](http://lucasfox.com) · Avenida Sant Josep de sa Talaia 66, Ibiza, Spain



[lucasfox.com/go/ibz67078](http://lucasfox.com/go/ibz67078)

Sea views, Terrace, Swimming Pool, Garden, Natural light, High ceilings, Parking, Well, Walk-in wardrobe, Views, Utility room, Storage room, Outdoor kitchen, Open kitchen, Interior, Heating, Fireplace, Exterior, Equipped Kitchen, Double glazing, Chill out area, Built-in wardrobes, Alarm, Air conditioning



€12,000,000 House / Villa - For sale - New listing

## Private estate with sea views, for sale in Formentera

Additional structures on the estate include a wooden guest house with three bedrooms, as well as a separate wooden annex used for storing outdoor furniture and cushions for the garden and chill-out areas.

Some visual documentation is currently pending, including photographs of:

- Three bedrooms in the main house (two on the ground floor and one on the first floor)
- The service bedroom located in the annex building, which also contains the children's room, two guest toilets, the laundry and ironing room, and a pantry
- The three bedrooms of the wooden house
- The wooden storage annex for garden and chill-out furniture

What makes this estate particularly special is the rare combination of privacy, sea views, generous land size, and proximity to the harbour—a balance that is increasingly difficult to find on the island. The property retains the authentic character of Formentera, while offering the scale and functionality of a private family estate.

A unique opportunity to enjoy space, views, and tranquility, just minutes from the island's main gateway.

**Contact us today for more information or to arrange a viewing**

+34 971 590 630 · [ibiza@lucasfox.com](mailto:ibiza@lucasfox.com) · [lucasfox.com](https://lucasfox.com) · Avenida Sant Josep de sa Talaia 66, Ibiza, Spain

€12,000,000 House / Villa - For sale - New listing

## Private estate with sea views, for sale in Formentera



Important Information relating to properties offered by Lucas Fox. Any property particulars are not an offer or contract, nor part of one. You should not rely on statements by Lucas Fox in the particulars or by word of mouth or in writing as being factually accurate about the property, its condition or its value. Neither Lucas Fox nor any associated agent has any authority to make any representations about the property, and accordingly any information given is entirely without responsibility on the part of the agents, seller(s) or lessor(s). Prior the signature of any document concerning the property we recommend that all purchasers consult an independent lawyer and if necessary carry out a survey of the property to ascertain condition / measurements. Areas, measurements and distances given are approximate only and should be checked by the purchaser.

**Contact us today for more information or to arrange a viewing**

+34 971 590 630 · [ibiza@lucasfox.com](mailto:ibiza@lucasfox.com) · [lucasfox.com](http://lucasfox.com) · Avenida Sant Josep de sa Talaia 66, Ibiza, Spain