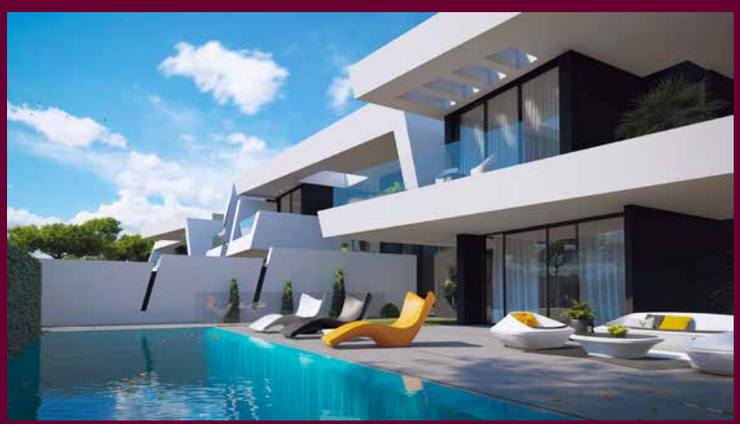
ONE SIX VILLAS

VILAMOURA



EXCLUSIVE WITH

WARATAH
PROPERTIES

LOCATION

MAPS

NON - HABITUAL RESIDENTS

GOLDEN VISA & (NHR) REGIME

Golden Visa

Designed to boost foreign investment in Portugal, this highly attractive residency programme can be activated, subject to legal requirements, through the investment in one of three avenues: acquisition of property in the amount of or greater than €500.000,00; transfer of funds above €1.000.000,00 or more; creation of at least 10 (ten) jobs in Portugal. Besides the access to the rest of Europe and the inclusion of family members, there is also the possibility to apply for permanent residency.

Non - Habitual Residents

This has been hugely successful in recent years with a significant increase in people taking up the incentive requirements.
The regime allows for tax exemption on almost all income from foreign sources and a flat personal income tax rate of 20% for qualifying employment income. Bearers of this status can thus increase their net income, and avoid inheritance and gift taxation in Portugal.

SURROUNDING AREAS

VILAMOURA IS A SOPHISTICATED DESTINATION FOR BOTH HOLIDAY GOERS & YEAR ROUND RESIDENTS & OFFERS FIVE EXCELLENT GOLF COURSES, BEAUTIFUL MARINA, NEARBY BEACHES & PLENTY OF NIGHTLIFE.

THE VALE DO LOBO LUXURY RESORT BOASTS TWO RENOWNED GOLF COURSES, MANY CHOICE RESTAURANTS AND STRETCHING GOLDEN BEACHES.

SURROUNDING AREAS

WITH THE CAMPUS SPORTS CENTRE, FOUR GOLF COURSES AND A BEACH ON THE NATURE RESERVE, QUINTA DO LAGO HAS A LOT TO OFFER.

THE ALGARVE IS A YEAR ROUND DESTINATION FOR THE ENTIRE FAMILY, HOME TO EXCEPTIONAL SPORTING FACILITIES, CHAMPIONSHIP GOLF COURSES, AWARD WINNING BEACHES AND IMPRESSIVE HISTORICAL AND CULTURAL REFERENCES.

DESCRIPTION

VILLAS & DETAILS

NR	PROPERTY	LINK	BEDROOMS	BUILT	PLOT	PRICE
1	VILLA ORCHID	MORE INFO	3 + 2	415 SQ.M.	335 SQ.M.	1.450.000€
2	VILLA FREESIA	MORE INFO	3 + 2	415 SQ.M.	335 SQ.M.	1.350.000€
3	VILLA POPPY	MORE INFO	3 + 2	415 SQ.M.	330 SQ.M.	1.350.000€
4	VILLA REN	MORE INFO	3 + 2	415 SQ.M.	330 SQ.M.	1.350.000€
5	VILLA CASSIA	MORE INFO	3 + 2	415 SQ.M.	315 SQ.M.	1.350.000€
6	VILLA RUE	MORE INFO	3 + 2	470 SQ.M.	355+830 SQ.M.	1.750.000€

INFORMATION

DESCRIPTION & FEATURES

Six stunning contemporary linked villas with private pools, with a unique & sleek design throughout and offers modern furniture.
The ground floor is comprised of the entrance hall, cloakroom, living / dining room, fully fitted kitchen and bedroom suite.
The first floor comprises two bedroom suites; one with private terrace.
The rooftop terrace boasts a large sitting area, jacuzzi and sunbathing space.
The basement has plenty of natural light and features a living / media area, two bedroom suites, garage, cloakroom and storage room.
The exterior areas include a private pool, grass area and pool deck on the ground floor and terraces to the east & west.

5 bedrooms

7 bathrooms

2 car garage

Rooftop jacuzzi

Private pool

High standard finishes

Air conditioned

Solar panels

VISUALS

EXTERIORS

VISUALS

INTERIORS

CONTACT US AT: +351 289 358 316

WARATAH PROPERTIES

ONE SIX VILLAS

SALES@WARATAHALGARVE.COM

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VISUALS

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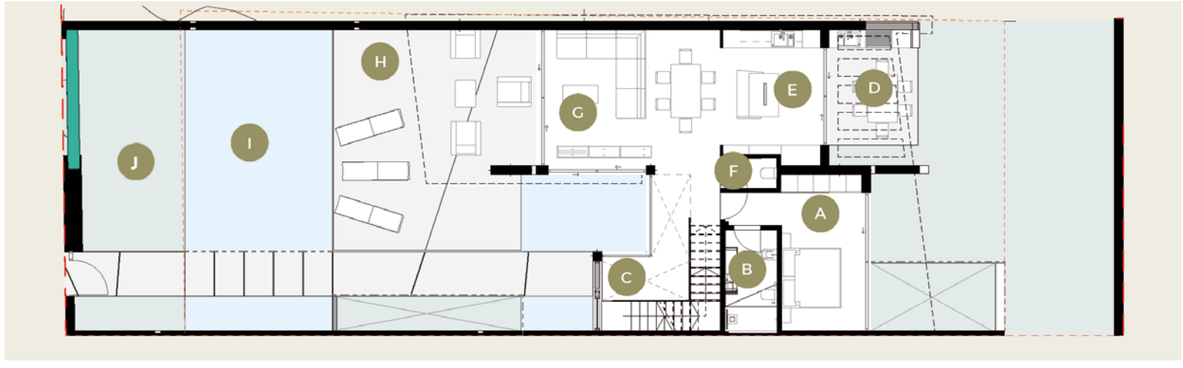
PLANS

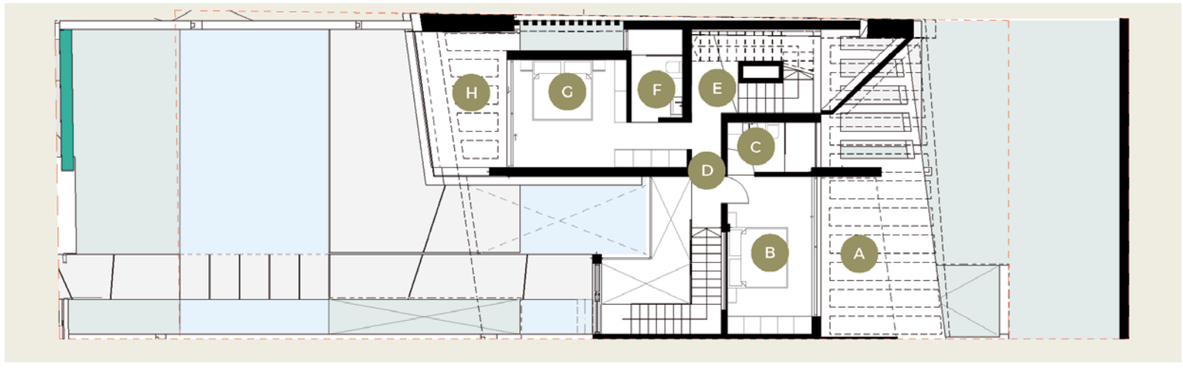
VILLAS 1, 2, 3, 4 & 5

GROUND FLOOR



A	BEDROOM	16.27 SQ.M.	D	TERRACE	42.35 SQ.M.	G	LIVING/DINING	28.11 SQ.M.
B	EN-SUITE	5.96 SQ.M.	E	KITCHEN	15.02 SQ.M.	H	POOL DECK	58.90 SQ.M.
C	HALL	16.67 SQ.M.	F	CLOAKROOM	1.75 SQ.M.	I	POOL	34.19 SQ.M.
						J	GARDEN	27.18 SQ.M.

FIRST FLOOR

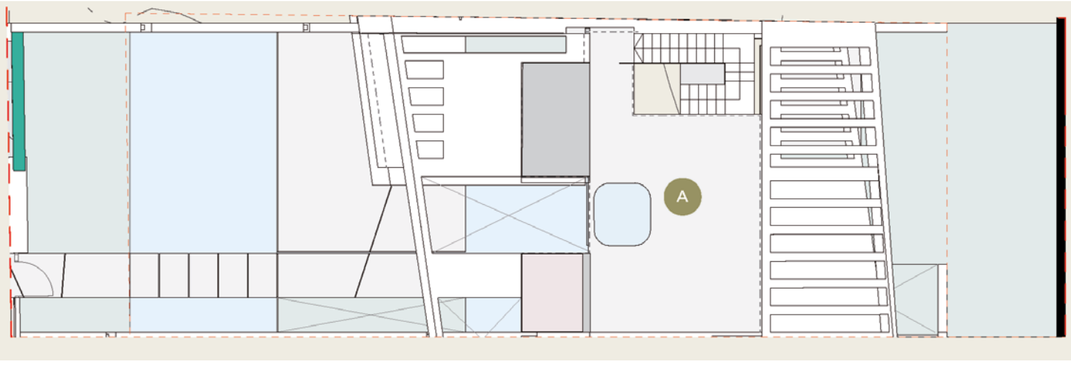


A	TERRACE	13.70 SQ.M.	D	HALL	3.77 SQ.M.	G	BEDROOM	16.70 SQ.M.
B	BEDROOM	14.98 SQ.M.	E	STAIRWAY	12.52 SQ.M.	H	TERRACE	5.55 SQ.M.
C	EN-SUITE	4.57 SQ.M.	F	EN-SUITE	5.22 SQ.M.			

PLANS

VILLAS 1, 2, 3, 4 & 5

ROOF



A	TERRACE	39.40 SQ.M.						

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PLANS

VILLAS 1, 2, 3, 4 & 5

BASEMENT V1

A	GARAGE	38.44 SQ.M.	D	CLOSET	4.99 SQ.M.	G	LIVING ROOM	98.60 SQ.M.
B	BEDROOM	13.49 SQ.M.	E	HALL	2.18 SQ.M.	H	BEDROOM	22.51 SQ.M.
C	EN-SUITE	5.16 SQ.M.	F	CLOAKROOM	3.25 SQ.M.	I	EN-SUITE	10.02 SQ.M.

BASEMENT V2 - SPA & GYM

A	GARAGE	38.44 SQ.M.	D	UTILITY	4.89 SQ.M.	G	LIVING ROOM	57.84 SQ.M.
B	BEDROOM	13.49 SQ.M.	E	HALL	2.23 SQ.M.	H	BEDROOM	19.43 SQ.M.
C	EN-SUITE	4.93 SQ.M.	F	CLOAKROOM	3.17 SQ.M.	I	EN-SUITE	10.78 SQ.M.
						J	SPA & GYM	32.85 SQ.M.

PLANS

VILLAS 1, 2, 3, 4 & 5

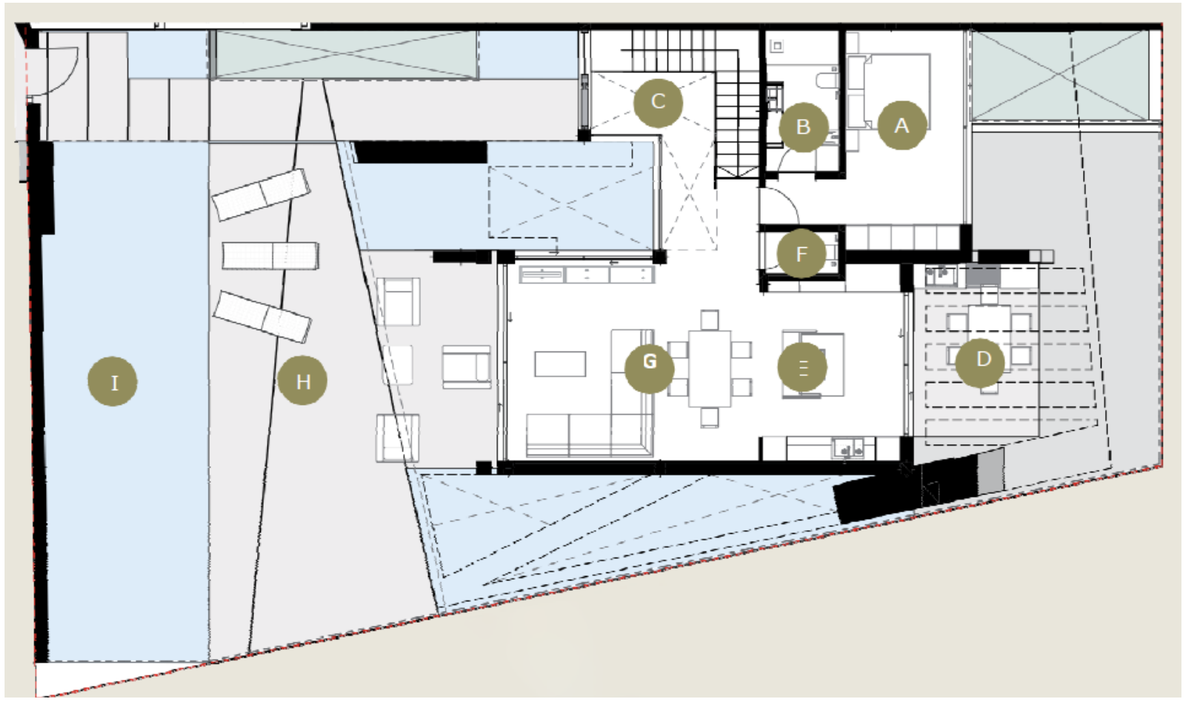
BASEMENT V3 - HOME CINEMA

A	GARAGE	38.44 SQ.M.	D	UTILITY	4.89 SQ.M.	G	LIVING ROOM	69.94 SQ.M.
B	BEDROOM	13.49 SQ.M.	E	HALL	2.23 SQ.M.	H	BEDROOM	19.43 SQ.M.
C	EN-SUITE	4.93 SQ.M.	F	CLOAKROOM	3.17 SQ.M.	I	EN-SUITE	10.78 SQ.M.
						J	CINEMA ROOM	20.75 SQ.M.

PLANS

VILLA 6

GROUND FLOOR

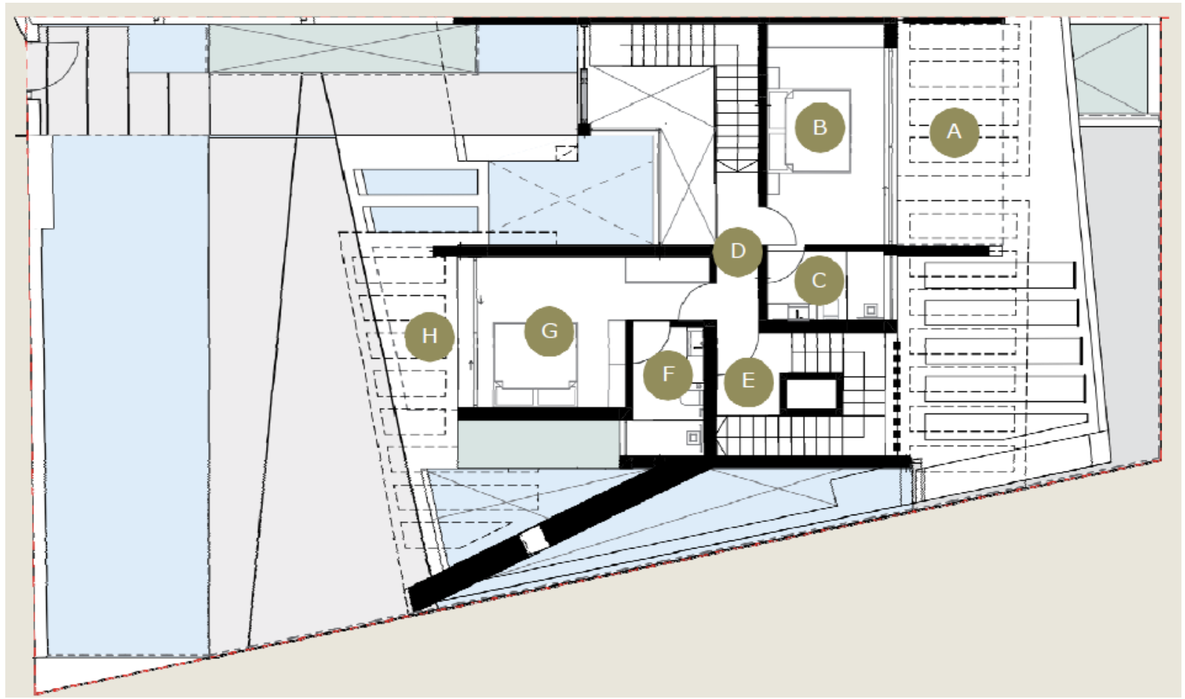


A	BEDROOM	16.27 SQ.M.	D	TERRACE	82.73 SQ.M.	G	LIVING/DINING	28.11 SQ.M.
B	EN-SUITE	5.96 SQ.M.	E	KITCHEN	15.02 SQ.M.	H	POOL DECK	112.18 SQ.M.
C	HALL	11.70 SQ.M.	F	CLOAKROOM	1.75 SQ.M.	I	POOL	47.16 SQ.M.

PLANS

VILLA 6

FIRST FLOOR



A	TERRACE	13.00 SQ.M.	D	HALL	3.48 SQ.M.	G	BEDROOM	16.18 SQ.M.
B	BEDROOM	15.13 SQ.M.	E	STAIRWAY	10.77 SQ.M.	H	TERRACE	6.94 SQ.M.
C	EN-SUITE	4.75 SQ.M.	F	EN-SUITE	5.22 SQ.M.			

PLANS

VILLA 6

BASEMENT V1

A	GARAGE	38.44 SQ.M.	D	UTILITY	4.89 SQ.M.	G	LIVING ROOM	90.69 SQ.M.
B	BEDROOM	13.49 SQ.M.	E	HALL	2.23 SQ.M.	H	BEDROOM	19.43 SQ.M.
C	EN-SUITE	4.93 SQ.M.	F	CLOAKROOM	3.17 SQ.M.	I	EN-SUITE	10.78 SQ.M.

PLANS

VILLA 6

BASEMENT V2 - SPA & GYM

A	GARAGE	38.44 SQ.M.	D	UTILITY	4.89 SQ.M.	G	LIVING ROOM	53.19 SQ.M.
B	BEDROOM	13.49 SQ.M.	E	HALL	2.23 SQ.M.	H	BEDROOM	19.43 SQ.M.
C	EN-SUITE	4.93 SQ.M.	F	CLOAKROOM	3.17 SQ.M.	I	EN-SUITE	10.78 SQ.M.
						J	SPA & GYM	10.78 SQ.M.

PLANS

VILLA 6

BASEMENT V1

A	GARAGE	38.44 SQ.M.	D	UTILITY	4.89 SQ.M.	G	LIVING ROOM	53.19 SQ.M.
B	BEDROOM	13.49 SQ.M.	E	HALL	2.23 SQ.M.	H	BEDROOM	19.43 SQ.M.
C	EN-SUITE	4.93 SQ.M.	F	CLOAKROOM	3.17 SQ.M.	I	EN-SUITE	10.78 SQ.M.
						J	CINEMA ROOM	37.50 SQ.M.

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