

## Incredible Opportunity to Own 40,000 m<sup>2</sup> of Countryside and Forest in Sant Rafael



**Price: 2.000.000 €**

### GENERAL INFORMATION

Property Ref:	CW-N-682	Category:	Villas
Location:	Sant Antoni de Portmany	Area:	San Rafael
N. Bedroom:		N. Bathroom:	
M <sup>2</sup> Property:	40000	M <sup>2</sup> Inside:	



This property is not for sale until the energy certificate has not been submitted.

### DESCRIPTION

Discover this unique opportunity to purchase 40,000 m<sup>2</sup> of stunning countryside and forest in the heart of the beautiful island of Ibiza. This prime land comes with full planning permission to build a 240 m<sup>2</sup> (2,570 sq. ft.) country villa, complete with a 215 m<sup>2</sup> (2,300 sq. ft.) basement that offers the potential for additional living space with natural light in the future.

The charming town of San Rafael is just a stone's throw away, and both Ibiza Town and San Antonio are only a 10-minute drive from the property. Designed by the locally renowned architect Renata

Fiorenza of Torres & Fiorenza Architects, this site is ideal as a permanent residence for large families or as a long-term investment offering remarkable rental returns, whether for short or long-term vacation rentals.

This land, sold with full planning consent, features almond, carob, and olive trees, along with many classic stone terrace walls typical of Ibiza. To the south, the property is bordered by a protected forest, ensuring privacy and prohibiting any future development nearby.

What better place to build your dream home? With breathtaking landscapes and a beautiful yet contemporary design, this centrally located property on the world-famous island of Ibiza offers an unparalleled opportunity.











Ctra, Jesus 101, Edif Centro, Planta Baja, Local 5,  
07819 Jesus, Ibiza, Spain

Phone: +34 604 190 540 / 871 030 774  
E-Mail: [info@cw-ibiza.de](mailto:info@cw-ibiza.de)  
Website: [www.cw-ibiza.de](http://www.cw-ibiza.de)

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