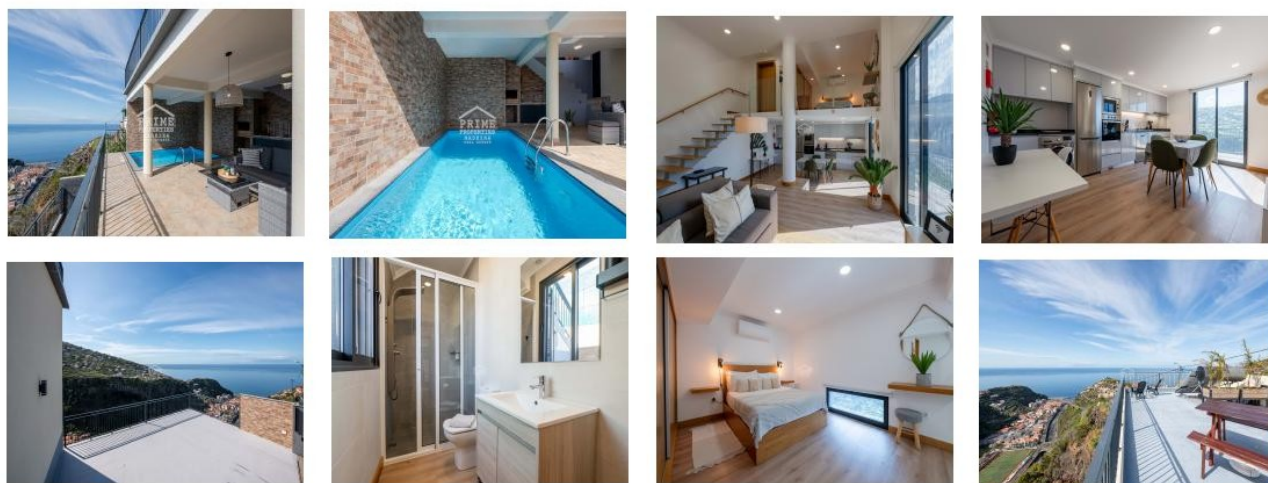


## High-Yield Dual-Unit Villa – Ribeira Brava, Madeira

12.1% Gross ROI | 7.4% Net ROI | AL-Licensed | Heated Pool | Rooftop Views



### Investment Highlights

- Projected ROI: 7.4% | Average Nightly Rate: €209.67
- Occupancy: 85% | Gross Annual Income: €66,694
- Operating Costs: €26,269 | NOI: €40,426
- Payback Period: ~13.6 years

### Layout & Features

- Two self-contained units with private entrances
- Lower Unit: Loft-style open-plan with mezzanine, kitchen, bath, and direct pool access
- Upper Unit: Two bedrooms, open living/kitchen, bath, and rooftop terrace
- Heated swimming pool, rooftop sea views, solar panels, and full furnishings

### Financial Performance

