



Marina-Front Elegance in the Heart of Vilamoura

Vilamoura, Algarve, Portugal

PRIVATE
LUXURY COLLECTION

REAL ESTATE



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Price: €790,000

"Tucked right on the iconic Vilamoura Marina, this immaculate 2-bedroom apartment blends contemporary comfort with prime coastal living. Positioned on the ground floor, it offers direct marina access, expansive private terraces, and spectacular views — perfect for a full-time residence, holiday home, or rental investment. With ready-to-move-in condition, secure parking, and access to communal gardens and a pool, this property combines convenience, lifestyle, and opportunity in one of the Algarve's most sought-after locations."

Key Details:

- Location: Vilamoura, Algarve
- Apartment Area: 115.3 m²
- Terrace Area: 96 m²
- Price: €790,000
- Status: Ready to move in

Key Features:

- Direct marina access and panoramic waterfront views
- Spacious open-plan living and dining area
- Two en-suite bedrooms, built-in wardrobes, flexible third room/terrace space
- Fully equipped kitchen
- Private underground parking with lift access
- Communal landscaped gardens and swimming pool
- Walking distance to Vilamoura's beaches, restaurants, and boutiques
- Proven holiday rental potential
- Air conditioning, double glazing, video-entry, electric garage gate



Property Details- Main

Main Residence

- 2 large bedrooms, both en-suite
- South-east facing living and dining areas with natural light
- Contemporary kitchen with premium appliances
- Quality finishes and built-in wardrobes

Condominium Facilities

- Landscaped communal gardens
- Adult and children's pool
- Changing rooms
- Underground parking with lift access

Outdoor Living

- Balcony with direct marina views
- Access to all communal outdoor areas



Land & Utilities

Land:

Situated on one of the most iconic waterfront plots in Vilamoura Marina, offering a front-line position and noteworthy scarcity of comparable opportunities.



Utilities & Infrastructure:

- Electricity: mains
- Water: mains supply
- Internet: fibre optic available
- Air conditioning throughout



Completion Status:

Original, well-maintained, and full of character, ready to personalise.



Location

Distances:

- Marina promenade, cafés, restaurants: 1–2 minutes' walk
- Vilamoura beaches: 5–10 minutes
- Faro International Airport: 25 minutes
- Loulé town centre: 15 minutes
- Lisbon: 2 hours

Nearby Education:

- Nobel Algarve (Almancil)
- Aspire International
- Vilamoura International School
- Bright International (Loulé)
- ISSL (São Lourenço)
- Local Portuguese schools in Quarteira, Almancil Loulé

Accessibility:

The apartment is directly connected to the marina promenade, providing effortless year-round access to restaurants, cafés, shops, and beaches. Despite being in the heart of Vilamoura marina, the property enjoys a quiet, elevated position within the condominium, ensuring privacy and tranquillity while remaining just steps from the vibrant waterfront.



Frequently Asked Questions

Is the property move-in ready?

Yes – the property remains in its original condition, beautifully maintained and full of character, offering an excellent opportunity to personalise or modernise to your own taste.

Can I rent the property out?

Absolutely – the property has previously been rented for holiday lets, as its prime location is highly sought after by visitors. It would also make an excellent long-term rental option for those seeking a premium residence in a prestigious area.

What are the purchase costs?

Buyers should budget for purchase taxes, notary fees, and registration costs - typically 6-8% of sale price. We recommend using a local solicitor.

Is this eligible for Golden Visa or D7 residency?

Golden Visa rules no longer apply to residential properties in Vilamoura but the property can support D7 or digital nomad residency.

Is it legally compliant?

Yes - clean title, valid habitation licence, all utilities connected.

Property Details

Annual Rates

€443,70

Annual Condominium Fee:

€2793

Tenture

Freehold

Services

The property benefits from both a mains water and sewage.

Energy Certificate

Rating D

Expiry July 2028

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Enquire



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More Information



View Digital Brochure



Property Search

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Viewing strictly by appointment

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