



Luz - Land



524

Area (m²)



655

Land Area (m²)

485 000 €

(EUR €)

Fantastic buildable plot in the center of Praia da Luz

Investment opportunity - Buildable plot of Land 655 sqm. Buildable area up to 524 sqm and 3 floors. Located in a very quiet area but yet only a few steps away from the beach, shops, restaurant and Padel club, this plot represent an excellent investment opportunity, either to build a large family villa or a 4 or 6 apartments building. Let's schedule a visit !

Investment Considerations:

Land Purchase: € 485 000 (€ 933/m² buildable)

Property Transfer Tax (IMT) + Stamp duty + Legal and Notary fees: ~ € 36 000 to € 42 000

Estimated Construction Cost: € 1M – € 1.5M (6 apartments + swimming pool)

Start to Finish Estimated Times: 24 to 36 Months

Projected Rental Income per Apartment: € 25 000 – € 35 000 per year*

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Marina de Lagos, Lote 31. Lagos
AMI 21053

¹ (Call to national fixed network) | ² (Call to national mobile network)



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E122

Reference

Scan the QR code to view the property



Estimated Resale Price per Apartment: € 430 000 – € 600 000*

Total Estimated Resale : € 2.7M to € 3.4M

Unlevered Average ROI : ~ 72% - Levered Average ROI (60% LTV): ~ 180% (over 30 Months)

*Depending on floor and finishes and based on comparable products in Praia da Luz

Disclaimer: The financial figures presented in this document are for reference purposes only and do not constitute a guarantee of future performance. Each investment opportunity requires thorough due diligence and independent evaluation by qualified financial and legal professionals before any commitments are made. The decision to invest should be based on a comprehensive assessment of risks, market conditions, and project viability

Property Features

- Solar orientation: South

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