

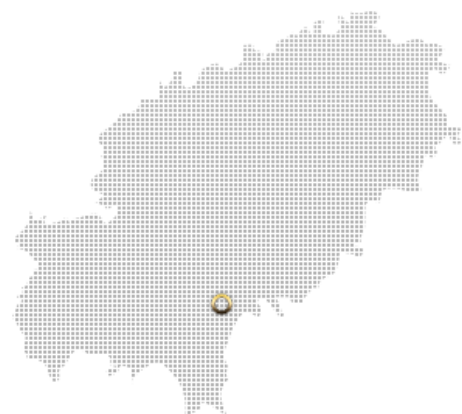
## Luxury Duplex Penthouse for Sale in Ibiza – Sea Views Over Marina Botafoch & Paseo Marítimo - Ibiza - Eivissa



### Overview

<b>Building surface:</b>	244 m <sup>2</sup>
<b>Plot of land:</b>	0 m <sup>2</sup>
<b>Distribution:</b>	2 Bed rooms, 2 Bathrooms
<b>Ref.-No.:</b>	2385
<b>Price:</b>	2,350,000.00 €
<b>Location:</b>	Ibiza - Eivissa
<b>View:</b>	Sea view, View to Dalt Villa, Modern, Gated Community, Nice Sea View

### Location



## Description

Modern Sea View Duplex Penthouse Ibiza – 3 Terraces, Outdoor Kitchen & Top Botafoch Location

- Surface built 244 m<sup>2</sup>
- Indoors 167 m<sup>2</sup>
- Terraces 75 m<sup>2</sup>
- Bedrooms 2 with the potential to add a 3rd and 4th bedroom
- Bathrooms 2

This newly renovated luxury duplex penthouse is situated in one of the most prestigious and vibrant areas of Ibiza – the exclusive Paseo Marítimo, directly across from Marina Ibiza and the iconic restaurant-club Lío. Designed to the highest standards, this penthouse offers a sleek, contemporary living environment with panoramic views of the Mediterranean Sea, Marina Botafoch, and the lively yachting scene.

Spread across two elegantly appointed floors, the penthouse features three spacious terraces, all with majestic sea and marina views – ideal for sunbathing, relaxing, or entertaining guests while overlooking the best of Ibiza.

### First Floor Highlights:

- Fully equipped designer kitchen with modern appliances
- Elegant dining area with access to the outdoor terrace
- Two private terraces with stunning views
- First bedroom with en-suite bathroom

### Second Floor Highlights:

- Spacious master bedroom with en-suite bathroom and sea views
- Large, open-concept living area opening onto a panoramic terrace
- Outdoor kitchen with barbecue and a full dining setup
- Lounge area perfect for evening cocktails or relaxing in the sun

### Luxury Features & Amenities:

- Underfloor heating in all bedrooms and bathrooms
- High-tech integrated sound system throughout the apartment
- Air conditioning (hot & cold)
- Three expansive terraces for indoor-outdoor living
- Outdoor kitchen and entertainment area
- Access to the communal pool and on-site reception service

### Parking:

One underground parking space is included in the sale, located in the neighboring building – an essential asset in this exclusive area.

#### Prime Location: Botafoch – Ibiza City

This unique penthouse is located in Botafoch, one of the most sought-after and glamorous neighborhoods on the island. Just steps from Marina Ibiza, Lío, Cipriani, and Cappuccino Grand Café, it's also within walking distance to Talamanca Beach, the Ibiza Casino, and world-famous clubs like Pacha and Heart.

Just a 5-minute stroll brings you to Ibiza Old Town (Dalt Vila), a UNESCO World Heritage Site, where charming alleyways lead to stunning viewpoints and cultural landmarks. In the opposite direction, Playa d'en Bossa is only a 10-minute drive away, home to hotspots like Ushuaïa, Beachouse, Nassau, Tanit Beach, and Coco Beach.

#### Mild Climate – 320 Days of Sunshine

Ibiza enjoys a Mediterranean semi-arid climate with over 3,000 hours of sunshine per year and average temperatures ranging from 16 to 18.5°C. Perfect for year-round living or as a luxury holiday residence.

#### Your Ibiza Lifestyle Starts Here

This duplex penthouse is a rare gem for those who demand the best in location, design, and views. Whether you're seeking a permanent residence, holiday escape, or investment opportunity in the most vibrant part of the island, this property checks every box.

Contact us now to schedule your private viewing of this luxury sea view penthouse in Ibiza.