

CORALLISA

SIGNATURE HOMES IBIZA



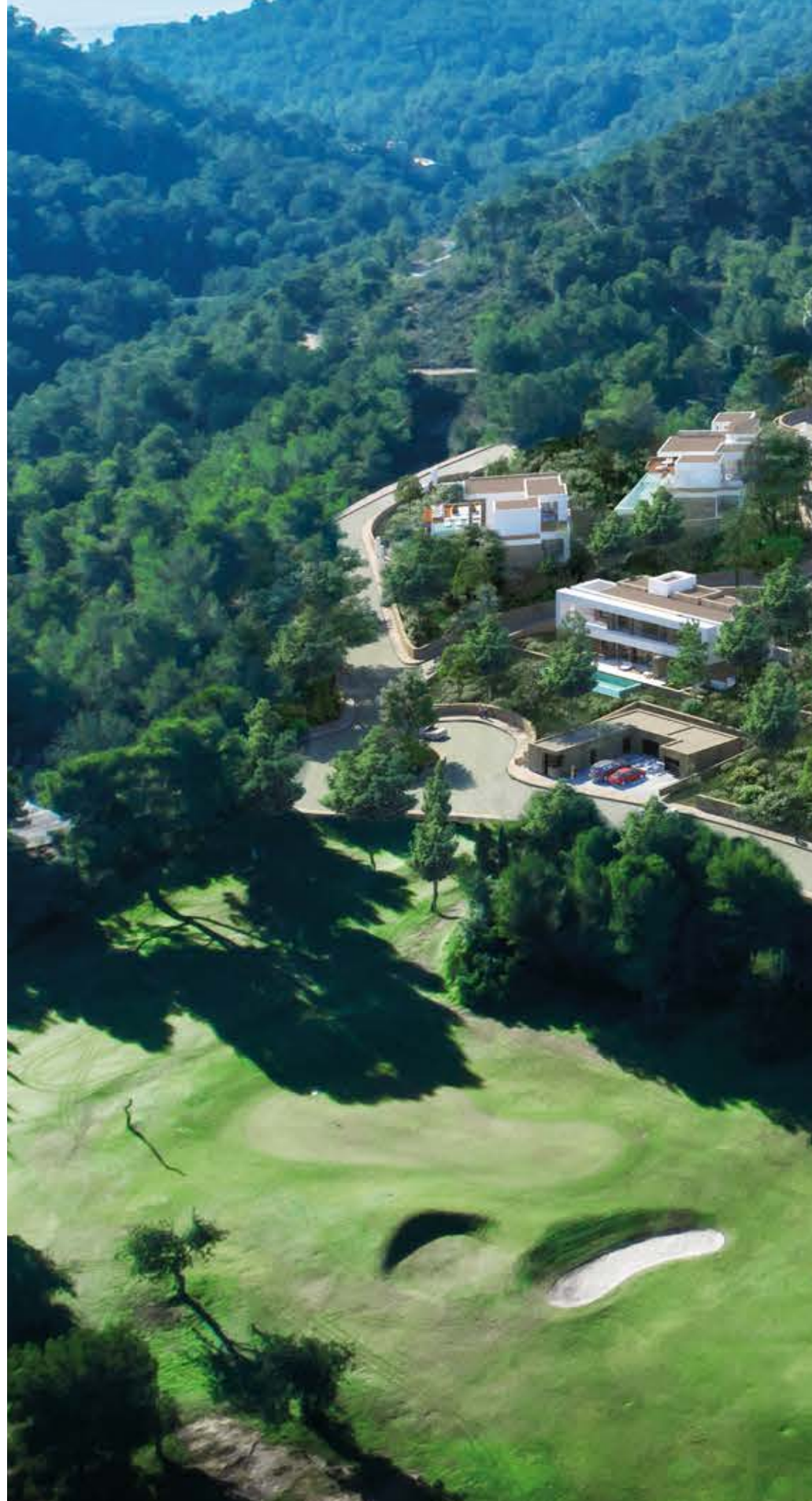
Unique design and exclusive situation

Ibiza's distinctive energy and natural beauty are undeniable. **Corallisa Signature Homes** embrace this **authenticity** within a magnificent, exclusive and refined private estate, second-to-none on the "White Island".

Corallisa is unique in its close proximity to Ibiza Town and its marinas, whilst offering **tranquil seclusion and privacy** in one of the most stunning and sought after areas on the island.

This development is not only exclusive in that it borders and overlooks the **Roca Llisa golf course**, it also boasts **controlled access and outstanding security**, and provides all the **premium services of a high-end gated community**.

Throughout Ibiza you will not find a more **authentically styled, exceptionally designed, prestigious development** that respects and integrates with its **natural environment** and surroundings and offers enchanting views.





Location and distances

DISTANCES - - - Santa Eulalia: 7 km - - - IBIZA: 9 km - - - Port: 10 km - - → Airport: 15 km

CONNECTIONS (by plane)

- Berlin: 5h
- Paris: 2h
- Amsterdam: 4h
- Rome: 1h 50’
- Munich: 2h 25’
- Milan: 1h 55’
- Zurich: 1h 55’
- London: 2h 55’

- Ibiza Town
- Airport
- Sailing
- Golf
- School
- Hospital
- Cove
- Shopping
- Bar / restaurant
- E-20 Road



11'

8'

5'

Sol
d'en Serra

Golf
Ibiza

ROCA LLISA

Clot
d'en Llaudís

Can Sire

Sa Tanqueta

Can Bessó

Ntra. Sra.
de Jesús

Cala
Espart

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Playa
de s'Estanyol

Blanca
Dona

Can Pep Simó

Cap Martinet

Puig Manyá

Cala
Talamanca

TALAMANCA

Cala Roja

Ibiza
port

IBIZA

DALT
VILA







Our priorities:
privacy and protection

The Corallisa development offers **premium security systems** throughout the domain, ensuring optimal safety and protection in the heart of unspoilt nature.

The exclusivity of the Corallisa estate starts with **secured access to each villa**. Owners, and their authorised guests, will first pass the secured entrance of Roca Llisa, then through the **manned security gate** permitting access to the Corallisa domain, from where **private roads** lead to each property which is entered via an **individual, personalised security system**.

Each property sits on a **landscaped plot of at least 1,500m²** with **complete privacy** from neighbouring residences. The building density has been kept minimal so that each villa magically coexists with its woodland surrounding in this beautiful and privileged environment.

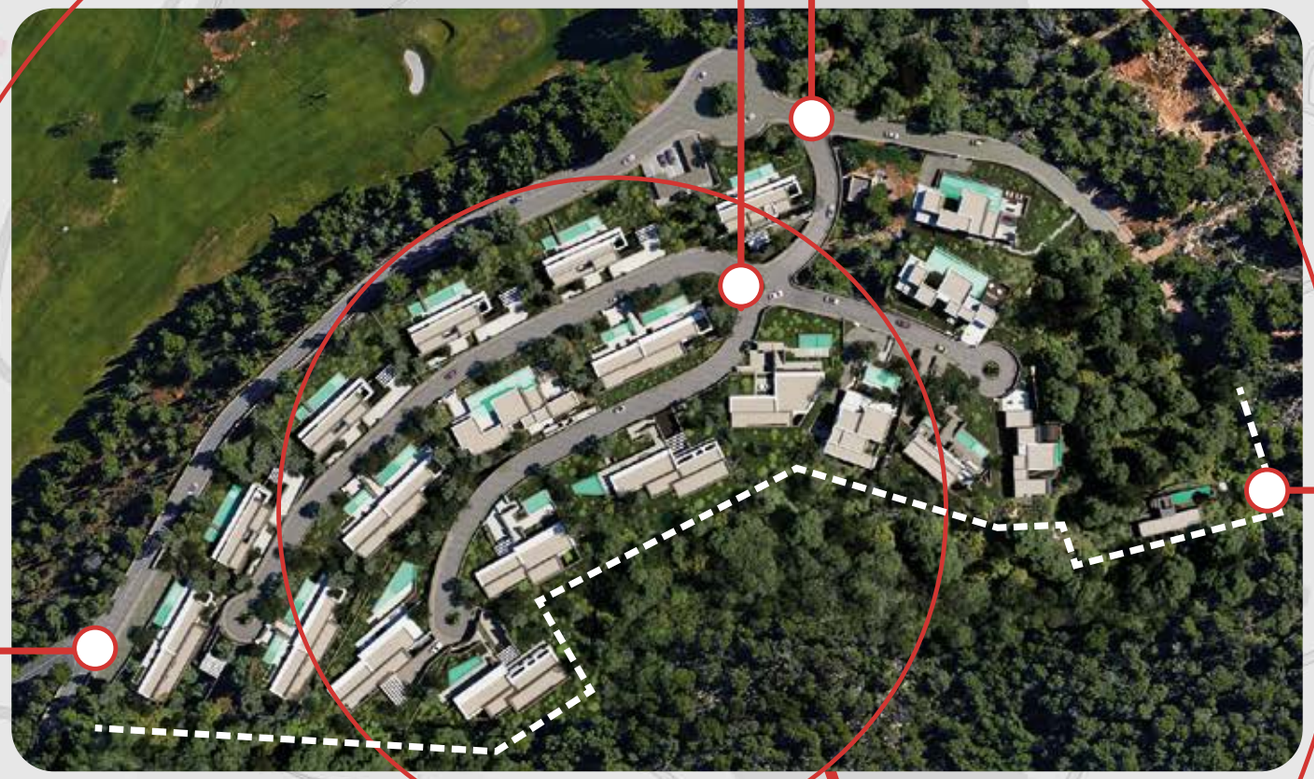






24h manned security gate

Barrier



Perimeter control zone with video surveillance

Access control to the Roca Llisa community

Three security rings

Roca Llisa urbanization

Corallisa Signature Homes

Your villa

Encompassing exceptional innovation, architecture and style

Corallisa Signature Homes will bring the summer vibe into your life with the most **desirable light-filled interiors** and **imposing architecture** that will have you imagining you are living in the midst of the azure and emerald surroundings.

The Corallisa domain embraces the **innocence and diversity** that comprises Ibiza's unique style by incorporating the textures and forms which shape the indigenous aesthetic of the island.

Tree-lined infinity pools, local stone, exceptional diffusion of natural light, optimum energy efficiency, and seamless integration of interior and exterior space, are all standard features of the innovative architecture of the **Corallisa luxury villas - where supreme comfort meets eclectic design.**

















Total seclusion
and spectacular vistas

Each Corallisa villa enjoys an elevated position offering **stunning panoramic views** of both the pristine greenery of the golf course and the pine forests beyond. **Privacy** is not compromised as each villa features complete, unwavering seclusion.

Efficiency and integrity complement superlative specifications

The build specifications are to an **exemplary high standard** with intricately selected elements, **outstanding materials** for flooring, windows & doors, and state of the art appliances for kitchens & bathrooms, all underscoring the **exceptional design and architectural features**.





Traditional stone walls from Ibiza

Double height glazing panels with sliding glass door

Double height, single pane motorized sliding glass door

Traditional stone walls from Ibiza

Double height glazing panels with sliding glass door

Double height, single pane motorized sliding glass door





Personalisation:
the individual touch

Notwithstanding the exceptionally high standards and quality of the specifications, **each Corallisa villa may be tailored** to suit the owner's personal aesthetic or wishes. The design permits **personalisation** of the kitchen and modifications can be integrated to suit individual requirements

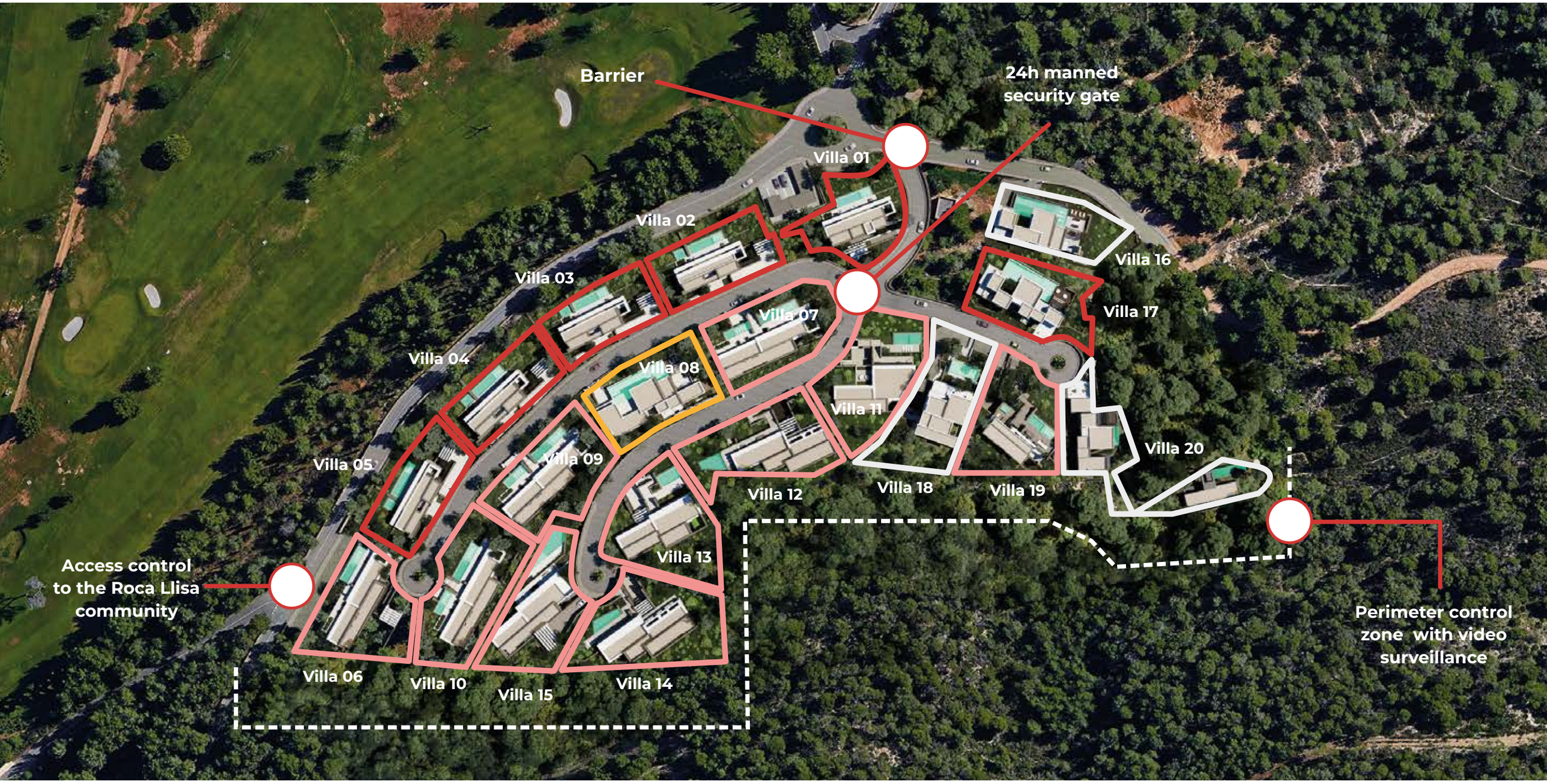
Sustainable and energy efficient build certifications

Strong environmental credentials are also a priority. Corallisa Signature Homes incorporate **energy efficient installations** such as aero-thermal systems for high performance year-round interior climate and air quality control whilst respecting our external atmosphere. The villas have been designed for **optimal use of natural resources** in water consumption including rainwater collection, cisterns and filters.

The villas are being built to **class A CTE** (Spanish Technical Building Code) energy rating and **LEED** (Leadership in Energy & Environmental Design) 'silver' rating which gauges a building's sustainability, considering its location & transport means, sustainability of the plot, water efficiency, energy & air quality, materials and resources, indoor environmental quality, innovation and regional prioritisation, thereby **minimising the environmental impact.**




A
Class A
energy rating
Optimisation
of internal
atmosphere
Water
efficiency
Silver
rating LEED



Type A
6 units

Type B
10 units

Type C
1 unit

Type D
3 units

Security posts

Type A

Villa with five bedrooms and spectacular golf views over two levels and a basement. Main access through upper level which features a master suite and two bedrooms. The lower level features a spacious living area that extends towards the infinity pool. On the same floor there is a separate guest area with two bedrooms.

Type B

Single level villa with four bedrooms open views and considerable privacy. Luxury on one floor with a clear separation between the entertainment area and the bedroom area. The living room, open kitchen, and outdoor areas are perfect for gatherings. Spacious basement and garage with space for up to four cars.

Type C

Villa with four bedrooms built on one level with sizeable basement and garage. The layout offers three independent spaces all of which have individual pool access. Daytime, night-time and entertainment areas are ideally designed to enjoy hosting events, friends and family gatherings.

Type D

Villa with four bedrooms. The lower level is similar to villa type C whilst the upper level features a spectacular master suite. The living room has a double height ceiling and 7m high glazing that seamlessly connects the indoor and outdoor areas and allows enjoyment of the Ibizan sunrises.

The villa in its unique setting





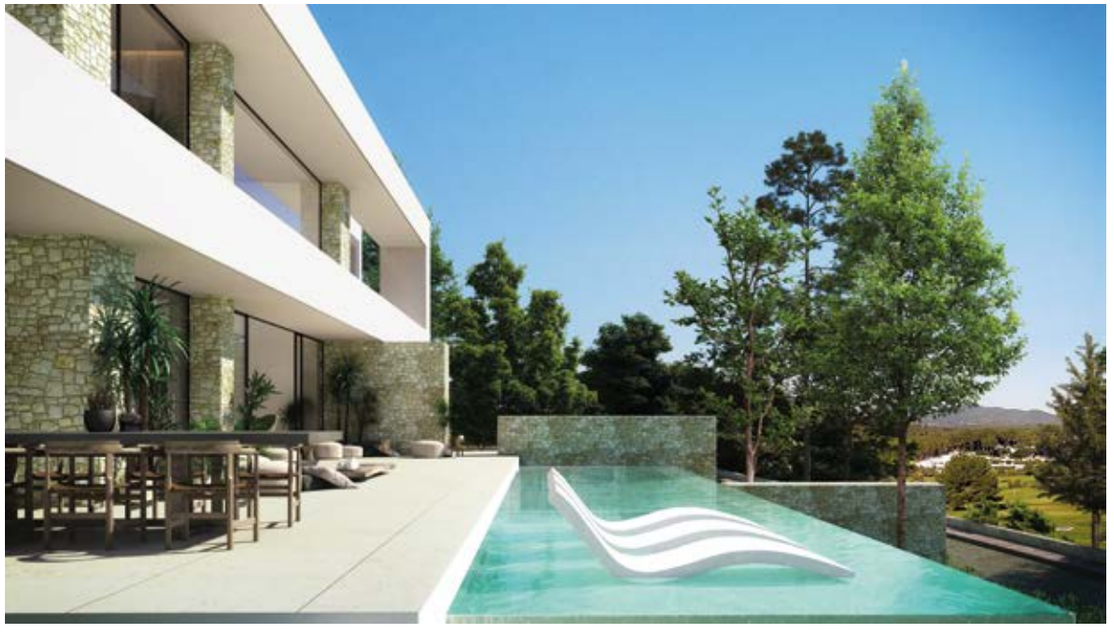
Type A

Other areas











Type A

Areas



AVERAGE AREAS	sqm				
Plot surface	1500	Basement	170	Covered terrace	40
		Ground Floor	195	Uncovered terrace	250
		First Floor	155		
		TOTAL	520		

The above areas are representative and may vary slightly for individual villas.

The villa in its unique setting





Type B

Other areas











Type B

Areas



AVERAGE AREAS	sqm				
Plot surface	1515	Basement	165	Covered terrace	55
		Ground floor	310	Uncovered terrace	190
		First floor	-		
		TOTAL	475		

The above areas are representative and may vary slightly for individual villas.

The villa in its unique setting



Type C

Living area



Type C

Other areas











AVERAGE AREAS	sqm				
Plot surface	1520	Basement	285	Covered terrace	45
		Ground Floor	225	Uncovered terrace	94
		First Floor	-		
		TOTAL	510		

The above areas are representative and may vary slightly for individual villas.

The villa in its unique setting



Type D

Living area



Type D

Other areas









Type D

Areas



AVERAGE AREAS	sqm				
Plot surface	1520	Basement	180	Covered terrace	55
		Ground Floor	205	Uncovered terrace	85
		First Floor	80		
		TOTAL	465		

The above areas are representative and may vary slightly for individual villas.





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This project is commercialized by:

Prime Invest

These particulars do not consitute an offer or contract nor form part of one. Any computer-generated images, photographs, plans, drawings, specification details or other information provided about the villas are indicative only, may change at any time and are subject to planning approval of the final project. Maps and plans are not to scale; all measurements, areas, distances and times are approximate and are for guidance purposes only. Any such information must not be relied upon as a statement of fact and these matters must be verified by any intending purchaser. Any information provided is entirely without responsibility on the part of the owners and agents.

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