

Campos

référence du bien 122768



PORTA MALLORQUINA®

Your home. Our passion.

## Romantic natural-stone finca with pool and touristic rental licence between Santanyi and Campos

séjour:	222 m <sup>2</sup>	piscine:	✓
terrain :	22.407 m <sup>2</sup>	energy certificate:	d
chambres:	4		
salles de bain:	2		
vue sur la mer:	-	<b>prix:</b>	<b>€ 1.790.000,-</b>



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## description:

This romantic natural-stone finca stands on a plot of approx. 22,407 sqm, nestling in the midst of the Mediterranean landscape between Santanyi and Campos, and has a valid touristic rental licence for up to 6 people. The lively town of Santanyi and the authentic Mallorcan village of Campos, and diverse turquoise-blue bays are only a few minutes drive away.

The finca was recently renovated whilst paying great attention to detail, and the result is a real gem of a property surrounded by authentic Mallorcan countryside which is accessed via a long, tree-lined driveway. Upon entry on the ground floor a pleasant living room with fireplace greets, with a wooden archway leading into the adjoining dining area with fully-equipped fitted kitchen. From the living area there is direct access to a large, inviting covered terrace providing welcome shade during the hotter months of the year. A guest WC is also located on this level.

A staircase leads to the first floor where traditional details such as the arched ceiling emphasise the Mallorcan character of the house. On this floor there are 3 double bedrooms and 2 bathrooms, one of which is en suite. From two of the bedrooms magnificent views as far as Campos and the Tramuntana mountains can be enjoyed.

The external area of the finca impresses with diverse terraces providing relaxing retreats, with a large pool inviting to refreshing time during the hotter months, and numerous fruit trees including oranges and figs providing a true Mediterranean flair. This ideal package is completed by a compact, one-bedroom guest casita.

Further features include air conditioning, infrared heating, and a carport.

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## localisation & environnement:

The rural town of Campos in the South-east of the island is conveniently situated halfway between Lluçmajor and Santanyí. Surrounded by an extensive agricultural area, the town offers many shops for daily needs, restaurants and sporting facilities. There are only a few defence towers left of the old medieval town. Today Campos is a lively community, which especially on market days attracts many visitors.

The famous, long sandy beach of Es Trenc with its dunes and turquoise blue sea belongs to the municipality of Campos and offers beach fun with Caribbean flair.

The airport can be reached in 25 minutes, the island capital Palma is only 35 km away.

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All information is correct to the best of our knowledge. Errors and prior sale excepted. This prospectus is purely for information purposes. Only the notarized deed of sale is legally binding.

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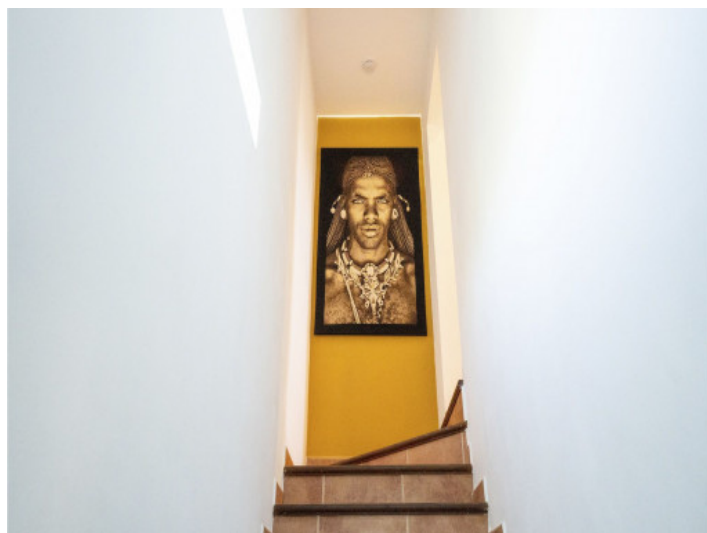
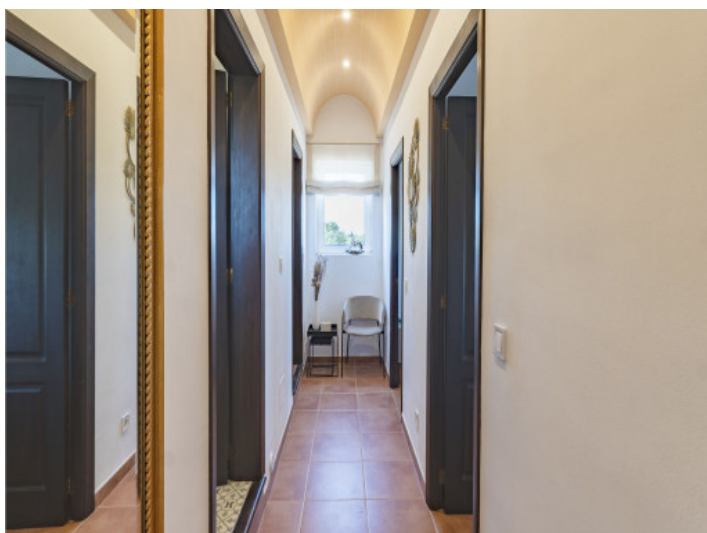
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Escala de la calificación energética	Consumo de energía kWh / m <sup>2</sup> año	Emisiones kg CO <sub>2</sub> / m <sup>2</sup> año
A más eficiente		
B		
C		
D		32.50
E	136.70	
F		
G menos eficiente		

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