

## Cala Ratjada

référence du bien 122904



  
**PORTA MALLORQUINA®**  
Your home. Our passion.

## Mediterranean Home Near the Beach for Seasonal Rentals, Cala Agulla, Capdepera

séjour: 111 m<sup>2</sup>  
terrain : 125 m<sup>2</sup>  
chambres: 3  
salles de bain: 2  
vue sur la mer: ✓

energy certificate: g

**Prix plus élevé\*: € 2.500,-**



\* Agency fee: 1.7 monthly rent plus 21% VAT  
Location de longue durée se réfère à une durée d'au six mois.

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### **description:**

Just a few minutes' walk from the fine sandy beach of Cala Agulla, this Mediterranean home enjoys one of the most attractive coastal settings in northeast Mallorca. The property is arranged over 2 levels and offers approximately 111 sqm of living space, as well as outdoor areas on both floors.

One of the special features of the house is that each level has its own separate entrance from 2 different streets. The lower floor forms the private sleeping area and comprises a hallway, 3 bedrooms and one bathroom. From this level there is direct access to a private terrace and from there towards Cala Agulla. The beach can be reached comfortably within just a few minutes on foot.

The upper floor comprises the kitchen, living room, separate dining area and a second bathroom. The living room opens onto a balcony with attractive views across the coastal landscape towards the sea. It is an ideal spot for breakfast, relaxing or enjoying an evening outdoors.

On the opposite side of the upper floor is the second street entrance to the house. This area also provides an additional outdoor space with an outdoor shower and washing machine.

The property offers a total of 3 bedrooms, 2 bathrooms and a private garage parking space. A split air conditioning unit on the upper floor provides both cooling and heating. Fans in the rooms also help maintain pleasant air circulation.

The property is available for seasonal rental for periods of 3 to 11 months and is equally suitable for an extended stay during Mallorca's mild winter months or as a summer residence just a short walk from one of the northeast coast's best known beaches.

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### localisation & environnement:

Cala Agulla is one of the best known beaches in northeast Mallorca, renowned for its fine sand, crystal clear waters and pine-fringed surroundings. Just a few minutes away is Cala Lliteras, a smaller rocky cove with a quieter atmosphere and excellent conditions for swimming and snorkelling. The lively resort of Cala Ratjada, with its harbour, restaurants, cafés and shops, is also close by.

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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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