

## Cala Santanyi

référence du bien 122039



PORTA MALLORQUINA®

Your home. Our passion.

## Enchanting maisonette-apartment with sea-views in Cala Santanyi

séjour:	108 m <sup>2</sup>	piscine:	✓
chambres:	2	energy certificate:	C
salles de bain:	2		
terrasse/balcon:	✓		
vue sur la mer:	✓	<b>prix:</b>	<b>€ 625.000,-</b>



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### **description:**

This enchanting maisonette-apartment is situated in a compact, well-maintained residential community with a total of 12 apartments and 2 penthouses and which was completed in 2019. The complex is completely surrounded by excellently-constructed stone walls.

Access is via an electric gate with an entry-controlled intercom, and opens to a lovely view of the neatly-kept communal area with its typical island plants and the pool landscape.

This particular property is reached via a few steps leading to the modern, 14 sqm entrance area which also serves as a covered terrace. The ground floor includes a pleasant living/dining area with openly-designed kitchen, a guest WC, and a storage room under the stairs.

From the living area there is access to a tastefully-furnished terrace and to the compact, low-maintenance garden - the perfect place to enjoy relaxing time with family and friends. Behind the kitchen is a further comfortable seating corner from where there is direct access to the pool.

Housed on the upper level are 2 bright double bedrooms with large fitted wardrobes, and a spacious, modernly-equipped bathroom. One of the bedrooms has direct access to a 14 sqm balcony with beautiful views of the sea.

Included in the purchase price of this fantastic maisonette-apartment are the high-quality fittings and furnishings, and a private parking space within the complex.

This exceptional property is located only a 2-minute walk from the beach, and leaves no wishes unfulfilled.

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### localisation & environnement:

Santanyi in the southeast of Mallorca is among the most popular villages of the island and has resisted over centuries Romans, Arabs and pirates. The beautiful small city with its golden façade of sandstone is elevated from the green surrounding and attracts tourists as well as residents on Wednesdays and Saturdays to the colourful weekly market. Around the Plaza Mayor, there are various cafés and restaurants offering a broad culinary selection. The surrounding narrow streets with beautiful shops invite you to stroll.

The natural preserve of Mondragó is nearby offering numerous routes for hikers, whereas the idyllic bays at the east coast, as Cala Santanyi or Cala Llombarts are perfect for bathing. The harbour of Portocolom and the golf course of Vall d'Or are at a short distance

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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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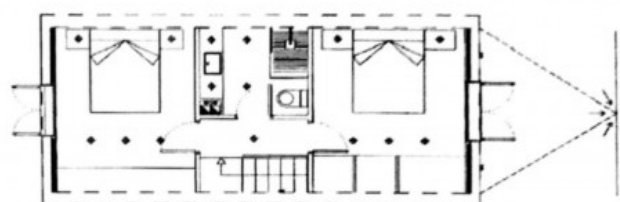
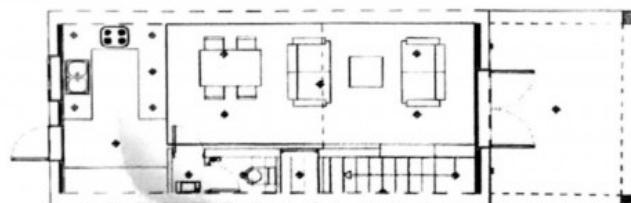
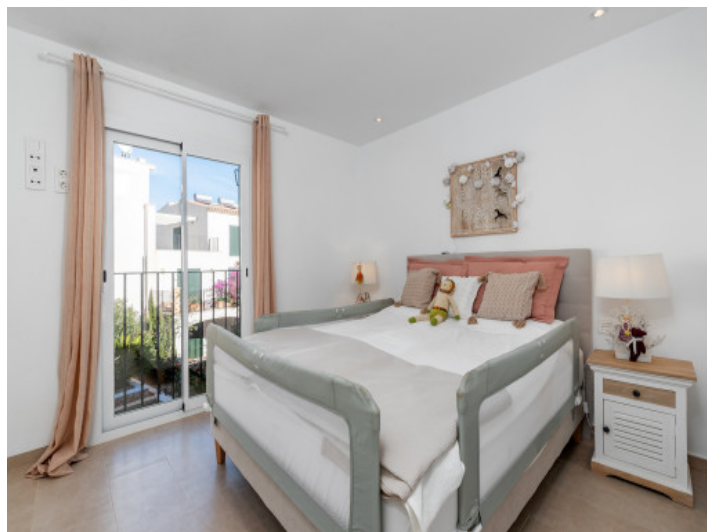


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Escala de la calificación energética	Consumo de energía kWh / m <sup>2</sup> año	Emisiones kg CO <sub>2</sub> / m <sup>2</sup> año
<b>A</b> más eficiente		
<b>B</b>		
<b>C</b>	33.19	9.00
<b>D</b>		
<b>E</b>		
<b>F</b>		
<b>G</b> menos eficiente		

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