

**Porreres**

référence du bien 118568



PORTA MALLORQUINA®

Your home. Our passion.

## Mediterranean finca with pool and beautiful panoramic views in an idyllic location in Porreres

séjour:	-	piscine:	✓
terrain :	40.000 m <sup>2</sup>	energy certificate:	f
chambres:	4		
salles de bain:	3		
vue sur la mer:	-	<b>prix:</b>	<b>€ 2.450.000,-</b>



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### **description:**

This wonderful, Mediterranean-style finca is situated in a quiet countryside location in Porreres. It stands on a plot of approx. 17.359 sqm and enjoys absolute privacy.

The charming finca consists of a spacious, comfortable living/dining area, a fully-equipped kitchen, 4 bedrooms, 3 bathrooms, 2 of which are en suite, and a guest WC. In the pleasant living area a fireplace assures pleasant temperatures and a special ambience on cooler winter days, and integrated natural-stone accents the the Mediterranean character of the property. From the living/dining area and the kitchen there is direct access to a covered terrace with views over the Mediterranean garden, providing the ideal shady place to spend time in summer where an inviting seating area offers the opportunity to spend relaxing time.

Bedrooms on the upper level each have a private terrace, from where wonderful panoramic views as far as the mountains can be enjoyed.

In the external area the garden has been lovingly laid out, with Mediterranean plants including palms, olive trees and bougainvillea creating an harmonic interaction. A large sun terrace adjoining the pool provides a real oasis of well-being, the perfect place to sunbathe.

Further features include air conditioning, oil-fired central heating, mains power, and a private water source. If required the furnishings and a car could also be purchased.

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## localisation & environnement:

Porreres is embedded between rolling hills in the south of the island and due to the good connection, the airport and the dreamlike beach of Es Trenc are only 30 minutes away.

There are 2 imposing churches in this typical Majorcan village and in its centre you will find many restaurants and bars. Numerous retail stores offer a full range of products. Porreres is also famous for many celebrations.

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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.

PORTA MALLORQUINA • THERESIENSTR.: 81, 80333 MÜNCHEN  
TEL. +34 971 698 242 • INFO@PORTAMALLORQUINA.COM

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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>		
<b>D</b>		
<b>E</b>	199.80	
<b>F</b>		55.70
<b>G</b> menos eficiente		

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