

**Alaró**  
référence du bien 119430



PORTA MALLORQUINA®

Your home. Our passion.

Detached, spacious house with fantastic views and pool in Alaró

séjour: 264 m<sup>2</sup>

energy certificate: e

terrain : 505 m<sup>2</sup>

chambres: 3

salles de bain: 3

vue sur la mer: -

**prix: € 995.000,-**



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## description:

Location, view, space and brightness - these 4 most sought-after criteria are met by this very solid property on the outskirts of the popular Mallorcan village of Alaró! In only 10 min. walk you sit with a Café con Leche at the cozy village square. From the pool, the front terrace and the living rooms you have a fantastic view to the south over the center of the island. The partly floor-to-ceiling windows and high ceilings with beautiful terracotta tiles and real wood beams bring a lot of light, air and a generous sense of space throughout the house.

The property nestles in terraces on the hillside. On the lower level is the garage with space for 2 cars and there is the possibility to install an elevator. Above the garage there is a sun terrace next to the 21 sqm swimming pool.

A few steps further up you enter the house and find yourself in the living and dining room. From here you enter directly into the kitchen with exit to the rustic terrace at the back of the house. A bathroom and bedroom complete this floor.

Upstairs, another large living room offers many design possibilities. The master bedroom with bathroom en suite and dressing room, as well as another bedroom and bathroom, are also located on this floor.

The very well maintained property built in 2007 has air conditioning (hot/cold), double glazed wooden windows, aluminum Persianas and natural stone facade.

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## localisation & environnement:

Situated at the foot of the Tramuntana mountains is the wonderful and very popular village of Alaro, authentic Mallorcan and with diverse restaurants, bodegas and shopping possibilities open throughout the year.

Its weekly market takes place every week on Saturdays and presents a real shopping experience with all typical Mallorcan specialities. During the last few years the village has become more popular with a mixed population including the northern countries as far as Spain, bringing a new charm to the village. From here both cyclists and hikers can comfortably start their excursions to the twin mountains, with Palma itself within easy reach.



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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.



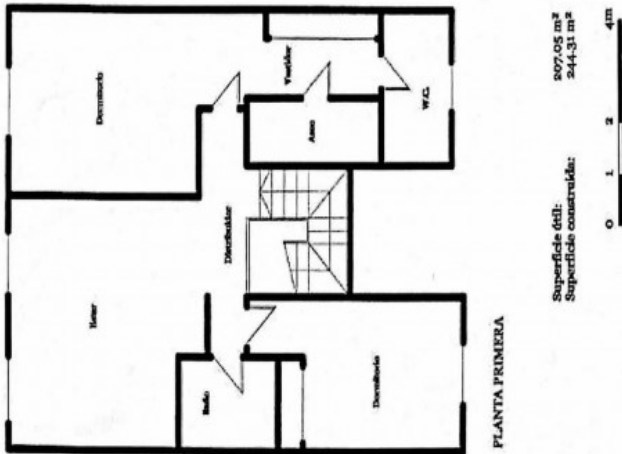
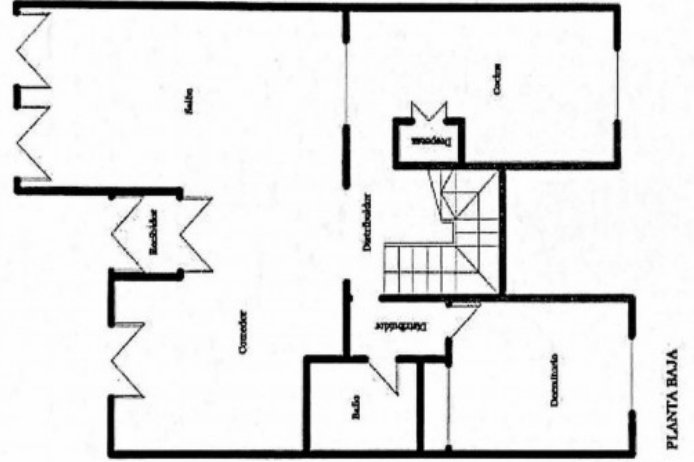
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Escala de la calificación energética	Consumo de energía kWh/m <sup>2</sup> año	Emisiones kg CO <sub>2</sub> /m <sup>2</sup> año
A más eficiente		
B		
C		
D		
E	190.60	51.90
F		
G menos eficiente		

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