

## Cas Catala

référence du bien 077696

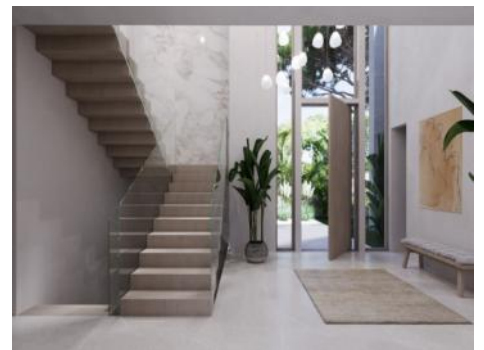


PORTA MALLORQUINA®

Your home. Our passion.

Sensational building plot with licence and project for a stunning villa near Golf Bendinat

terrain :	1.713 m <sup>2</sup>	eau:	-
vue sur la mer:	✓		
cultivable:	600 m <sup>2</sup>		
permis de construire:	-		
courant:	-	<b>prix:</b>	<b>€ 2.890.000,-</b>



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## description:

This building plot, situated in a prime location on the golf course in Bendinat in the south-west of Mallorca, has an area of 1.700 sqm and a constructable area of approx. 600 sqm. It provides wonderful sea views and views over the golf course, and already has a construction licence and approved building project for a villa with up to 6 bedrooms and 7 bathrooms.

On the ground floor will be an open living/dining area with access to a covered terrace and the pool, from where the unbelievable views of the sea and the golf course can be enjoyed. The fitted kitchen will be equipped with Miele appliances and has a pantry, and also on this level there are 2 bedrooms with en-suite bathrooms.

On the upper floor are 4 further spaciouly-designed bedrooms, all with dressing room and bathrooms en suite.

The luxurious villa will be constructed to the highest standards, using only the highest quality sustainable materials. Floors will be of highest-quality natural-stone, and can still be chosen by the new owners. It would also be possible to purchase only the unique plot, without the project, in order to personally realise a dream-property.

Further features include hot/cold air conditioning, underfloor heating, a spa and wellness zone, views over the golf course, a garage, a fitness studio, double-glazed windows, and an outdoor pool.

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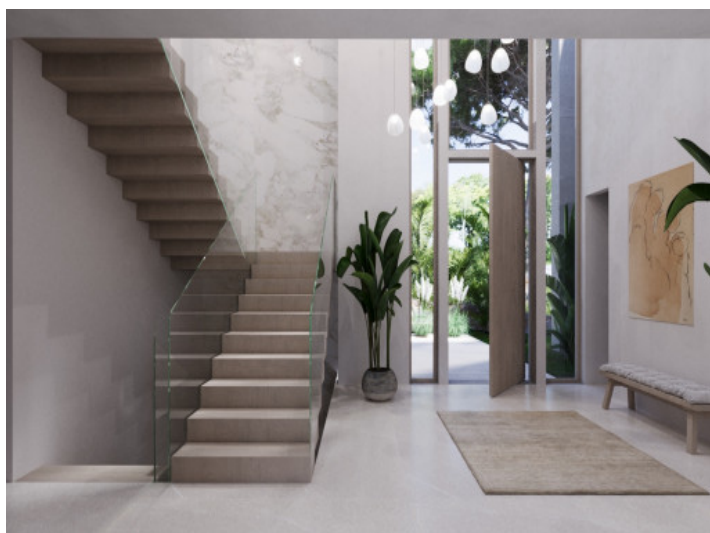


## localisation & environnement:

Between Illetes and Portals Nous you can find the old part of Bendinat, an exclusively situated residential area with a nice little bay and beach. According to legend owes its name to King James I, who in the first days of the conquest of Majorca, after have a simple dinner of bread with garlic, declared: "be hem dinat", in english "we've eaten well". Bendinat Castle was built by the Marqués de la Romana in the XIX. century. Its style is neo-Gothic with European reminiscences and is situated between the old road and the west motorway. It is also worth pointing out the Golf Club, which together with a select residential area, represents one of the most elegant points in the municipality.

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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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