

Cala Mayor

référéce du bien 111056




PORTA MALLORQUINA®
Your home. Our passion.

Dream property with pool in Palma

| | | | |
|-----------------|--------------------|---------------------|----------------------|
| séjour: | 878 m ² | piscine: | ✓ |
| terrain : | 962 m ² | energy certificate: | e |
| chambres: | 8 | | |
| salles de bain: | 8 | | |
| vue sur la mer: | - | prix: | € 2.250.000,- |



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description:

This exceptional property stands on a plot of approx. 962 sqm in Cala Mayor, only a few minutes from the sea and the centre of Palma.

Built in traditional style in 2004 the spacious, high-quality house has a living surface of 668 sqm distributed over, on the ground floor, a guest and personnel area with 2 completely-equipped bedrooms, 3 bathrooms, a fully-equipped kitchen with dining area and a very large garage for up to 3 cars which is accessible from the pool and BBQ areas.

The next level houses an large open kitchen with dining area, a bedroom/office, a bathroom, and a spacious 100 sqm living area with fireplace. Truly an oasis of well-being which leads to the 90 sqm terrace.

On the upper floor are 4 double bedrooms and one single bedroom. The main bedroom has a generous bathroom en suite with a large hydro-massage bathtub and a dressing room. the other bedrooms have roomy fitted wardrobes and one of them has a bathroom en suite and direct access to a 30 sqm balcony.

A 90 sqm roof terrace offers views over the large terrace and pool and the beautiful surroundings.

Features include central heating, air conditioning, a fully-equipped kitchen, high-quality bathrooms, a fireplace, a pool, double-glazed windows and marble floors.

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localisation & environnement:

The coastal region of Cala Mayor is one of Mallorca's oldest holiday areas and adjoins the harbour of Porto Pi. The district is very central, and situated only a few minutes by car from the centre of Palma. Its close proximity to Palma makes the area interesting as a holiday destination all year round. Apart from that Cala Mayor has easy access to the exclusive south-west region of the island with Puerta Portals and Port Adriano, Palma city and the mountains of Genua.

Cala Mayor's absolute highlight, however, is its beach of the same name. Due to its protected location the water is clear and turquoise-blue, and the beach has the finest white sand. This wonderful beach has been awarded the blue flag and is very popular with families.

Cala Mayor is also a lively place with many restaurants and shops, and is well-known for its night life.

Additionally diverse historic attractions such as the old fortress Castillo Bellver, from where early birds can enjoy the wonderful sunrise over the bay of Palma, are very close by. Also in the area there are very good international schools.

In part due to continual renovation work, in recent years the district has developed into a popular area for investment.

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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 ² año | Emisiones kg CO ₂ /m ² año |
|--------------------------------------|---|--|
| A más eficiente | | |
| B | | |
| C | | |
| D | | |
| E | 135.80 | 40.70 |
| F | | |
| G menos eficiente | | |

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