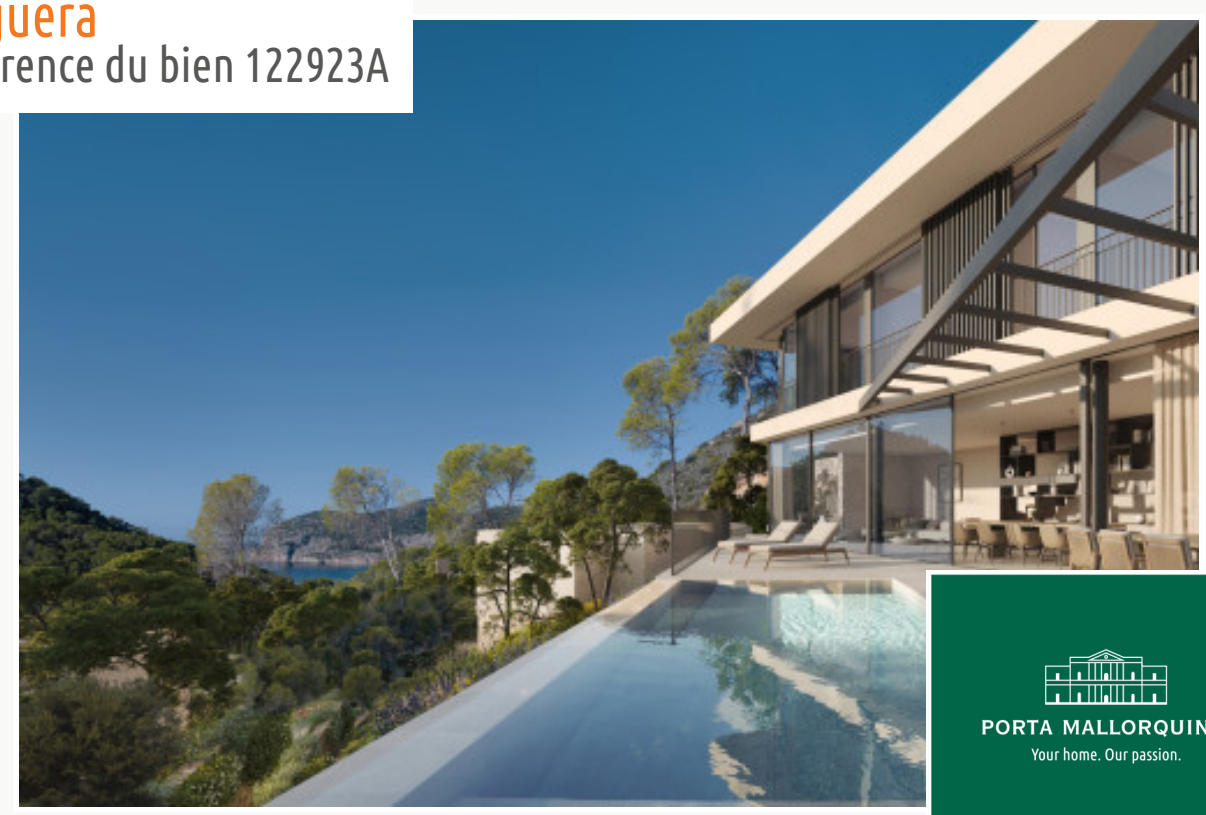
# Paguera

référence du bien 122923A



PORTA MALLORQUINA®
Your home. Our passion.

## Stylish Living: Newly Built Villa with Pool and Garden in an Exclusive Location Offering Panoramic Views of Paguera and the Sea

| | | | |
|---|---|---|---|
| séjour: | 415 m² | piscine: | ✓ |
| terrain : | 800 m² | energy certificate: | en proceso |
| chambres: | 3 | | |
| salles de bain: | 5 | | |
| vue sur la mer: | ✓ | **prix:** | **€ 4.450.000,-** |







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**description:**

Above Paguera, nestled in a peaceful, green setting, an exclusive collection of just 15 detached villas is nearing completion. Modern architecture, Mediterranean charm and high-quality materials come together to create an exceptional living concept.

A particular highlight is the light-filled living area, which opens seamlessly onto the spacious pool terrace through expansive floor-to-ceiling windows. The living area, terrace and pool are all situated on the same level, creating a wonderful sense of space and a harmonious connection between indoor and outdoor living – Mediterranean lifestyle at its finest.

This villa extends over three levels, offering approximately 376 sqm of constructed interior space, plus around 130 sqm of terraces and a private garden. Magnificent views of the Mediterranean Sea can be enjoyed from the pool terrace and the bedrooms on the upper floor. The villa features 3 bedrooms, 4 bathrooms, 3 of which are en suite, as well as a guest toilet. The approximately 190 sqm lower-ground floor includes a private garage for 2 cars and a spacious multipurpose room with its own bathroom, offering a wide range of possibilities for individual use.

Natural stone flooring, a designer kitchen with Miele appliances, premium fittings, underfloor heating and air conditioning powered by a heat pump underline the property's exclusive character. A private lift conveniently connects all three levels. Each villa also benefits from either a private underground garage or outdoor parking spaces.

Additional villas with different layouts and views are still available for sale. Depending on the villa, some enjoy magnificent panoramic views of the Mediterranean Sea and the Malgrats Islands. Please feel free to contact us for a personal consultation – we will be delighted to help you find the villa that perfectly suits your wishes.

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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## localisation & environnement:

Camp de Mar has developed to a luxury holiday destination by its famous owner of vacational houses. The famous 18 holes golf course is another attraction. The location of Camp de Mar in reference to Palma and the airport can be seen as ideal. The city life of Palma is arrriveable in only 30 minutes by car. Nowadays there are some glamorous restaurants and shops nearby the delightful bay that is surrounded by rocks.

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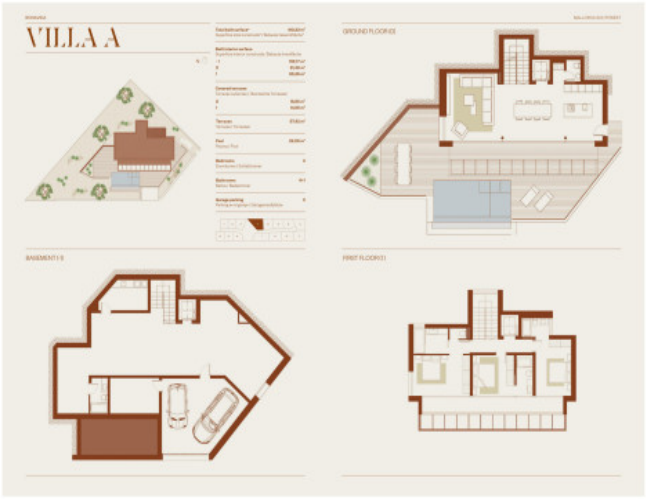
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