

# Capdepera

## Referens 121018



PORTA MALLORQUINA®

Your home. Our passion.

Beautiful finca with a fantastic view of Capdepera and absolute tranquility.

Byggyta:	167 m <sup>2</sup>	Pool:	✓
Tomt:	14.914 m <sup>2</sup>	Energicertifikat:	pågående
Sovrum:	3		
Badrum:	2		
Havsutsikt:	-	<b>Pris:</b>	<b>€ 1.200.000,-</b>



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### Detaljer:

This enchanting Mallorcan finca offers an exclusive living experience with absolute tranquility. It stands on a large plot of land of 15,000 sqm in a sloping location on the edge of the Llevant Natural Park in the beautiful north-east of Mallorca. The single-level finca, built-in 2000, impresses with a living area of 156 sqm which includes a spacious living/dining area, an exquisite fitted kitchen with utility room and pantry, 3 bedrooms and 2 bathrooms. A sun terrace provides picturesque views of the breathtaking surrounding landscape and the historic castle of Capdepera.

The living and sleeping areas are equipped with modern split air conditioning, whilst oil-fired central heating and a cosy wood-burning open fireplace provide pleasant temperatures and ambience during the cooler winter months.

The property impresses not only in the interior, as in the exterior area an outdoor kitchen with seating area, barbecue, and bread oven invites to enjoy convivial gatherings with friends and family. There is also a 2-car garage, and the entire property is completely fenced and has 2 driveways providing convenient access.

The finca has its own electricity connection and its own well. Two water depots, each with 40,000 litres, and a 25,000-litre safreg underline the exclusivity of this property. The lovingly landscaped garden around the house creates an idyllic atmosphere, while the rest of the well-kept plot is home to a vegetable garden and various fruit and olive trees.

This exceptional property uniquely combines nature with privacy, offering an authentic Mallorcan home in the charming north-east part of the island.

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### Läge & omgivningar:

You can recognize Capdepera from far away because of its castle and the medieval buildings which are inside the castle walls. A widely known medieval market takes place every year which is worth a visit. To the municipality of Capdepera belong also the villages Cala Ratjada, Cala Mesquida and Canyamel



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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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