

## Cala Llobards

Referens 120177



Your home. Our passion.

### Romantic treasure with touristic rental licence and Mediterranean garden near Cala Llobards

Byggyta:	102 m <sup>2</sup>	Pool:	-
Tomt:	860 m <sup>2</sup>	Energicertifikat:	g
Sovrum:	2		
Badrum:	2		
Havsutsikt:	✓	Pris:	€ 1.250.000,-



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### Detaljer:

Always dreamed of an idyllic retreat with stunning sea views in the first sea line? Then this property is just right for you. The chalet is kept in Mediterranean style and is located on a plot of approx. 860 sqm in a privileged location of S'Almunia, a district of Cala Llobards. In just a few minutes you can walk to the most beautiful bays such as the Caló des Moró and S'Almunia.

In this beautiful chalet, which is lovingly furnished and was last renovated in 2020, you can enjoy the Mediterranean life to the fullest. The chalet has a cozy living and dining area with an adjacent fully equipped American kitchen. The traditional fireplace provides a special atmosphere and pleasant temperatures even on cooler days. Adjacent to the living area is a spacious terrace with inviting seating and magnificent sea views. In addition, the chalet has two bedrooms and two bathrooms.

The heart of the house is the roof terrace. From here you can enjoy spectacular sea views as well as unique sunrises. The perfect place to relax.

The overgrown garden with typical island plants is a dreamlike oasis. Here you can enjoy absolute peace and privacy. Various places invite you to relax.

The absolute highlight is the existing vacation rental license. Further equipment includes central heating.

Feel free to contact us for a viewing appointment!

## Cala Llombards

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### Läge & omgivningar:

The picturesque Cala Llombards is situated in the south of Majorca, close to Santanyí and the village of Llombards. You will also find the beaches Mondragó and Figuera very close, whereas Cala Llombards is the quietest of them, and one of the most beautiful beaches of the island. The village breathes peaceful tranquillity. To reach Santanyí you need about 5 minutes, there are the best shopping possibilities.



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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.

PORTA MALLORQUINA • C./ CONQUISTADOR 8, 07001 PALMA  
TEL. +34 971 698 242 • [INFO@PORTAMALLORQUINA.COM](mailto:INFO@PORTAMALLORQUINA.COM)



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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		
F		
G menos eficiente	433.70	110.30

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