

**Molinar**  
Referens 078017



Your home. Our passion.

## Exclusive townhouse with sea views, terraces and pool for sale in El Molinar

Byggyta: 328 m<sup>2</sup>  
Sovrum: 5  
Badrum: 3  
Havsutsikt: ✓

Energicertifikat: i arbete

**Pris: € 2.970.000,-**



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### Detaljer:

This townhouse, built in 2019, is in an absolutely prime location right by the sea in El Molinar.

The popular beach promenade with numerous restaurants, cafés and charming beach bars is practically on the doorstep and underlines the special lifestyle of this location.

The property offers a living space of approx. 204 m<sup>2</sup>, plus 124 m<sup>2</sup> of terraces and garden areas, and extends over a total of 4 levels.

On the first floor, you will find a stylishly designed living area with a modern Cocinart kitchen and a cozy living room with a fireplace.

The open floor plan creates a pleasant feeling of space and leads directly into the private garden with Mediterranean plants and a heated pool (approx. 2 x 7 m). A guest WC completes this floor.

On the second floor there are 3 spacious bedrooms and 2 bathrooms, one of which is en suite.

The top floor boasts a spacious roof terrace, which offers sun all day long and a wonderful view of the sea - the perfect place to enjoy Mediterranean life to the full.

The lower floor has 2 further bedrooms, a bathroom, a steam bath, a laundry room and additional storage space, offering a wide range of possible uses.

The high-quality features include underfloor heating, air conditioning (hot/cold), fitted wardrobes, garage, sauna and a private swimming pool.

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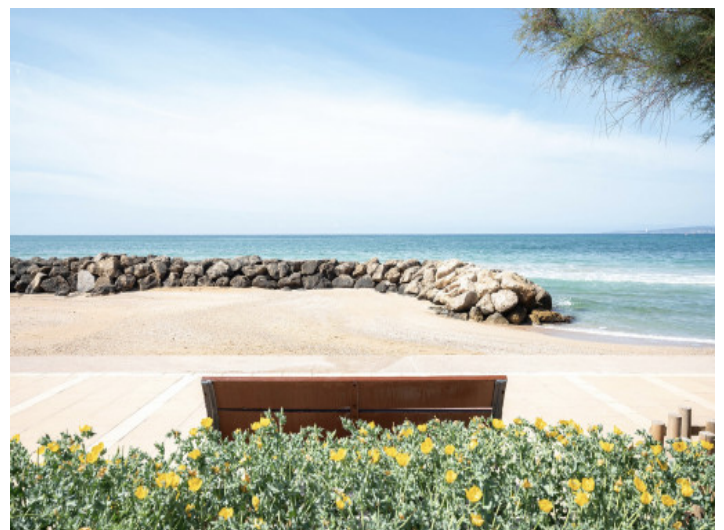
## Läge & omgivningar:

Portixol/Molinar is one of Palma's loveliest and most popular zones, both as a holiday destination and for real estate buyers.

Portixol is an old fishing harbour which has become one of the most popular areas of Palma, and its name means 'Harbour and Sun' in Mallorquin. It has excellent fish restaurants, great tapas bars and diverse cafes filled with life all year round and leaving no gastronomical wishes unfulfilled. Many are situated right on the sea with views of the small beach and the Club Nautic in Portixol. Sports enthusiasts such as cyclists, inline-skaters and walkers love the Paseo Maritimo which leads to Palma without gaps or interruptions, and the zone is completed by its many and varied shops and supermarkets and the large, modern sports centre.

Beach fans will also feel at home in the district of Portixol/Molinar. Both on Palma's town-beach Portixol with its very clean water but also in the small charming bays which can be found on the way from Molinar to Palma.

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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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