

# Colònia Sant Jordi

Referens 121448C



PORTA MALLORQUINA®

Your home. Our passion.

## Exclusive newly built first floor apartment with private garden and communal pool in Colonia Sant Jordi

Byggyta:	382 m <sup>2</sup>	Pool:	✓
Sovrum:	3	Energicertifikat:	C
Badrum:	2		
Balkong/Terrass:	✓		
Havsutsikt:	✓	<b>Pris:</b>	<b>€ 990.000,-</b>



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### Detaljer:

This exclusive residential complex with a total of 24 residential units is being built in the charming and traditional village of Colonia Sant Jordi. Only approx. 300m separate you from the dreamlike, turquoise-blue natural beach Es Trenc. Completion is expected in November 2026.

This dreamlike penthouse has a cozy and open-plan living and dining area with adjoining kitchen. The large sliding glass doors allow the indoor area to flow almost seamlessly into the outdoor area. The approx. 52 sqm terrace invites you to get together with the whole family. In the right wing there are three spacious double bedrooms and two bathrooms, one of which is en suite. The bathrooms are equipped with electric underfloor heating. From the master bedroom and another bedroom you have access to a private terrace.

A staircase in the entrance area leads you to the approx. 147 sqm roof terrace. This is the absolute highlight of the apartment. From the roof terrace you can enjoy a magnificent view over the rooftops of Colonia Sant Jordi to the sea as well as a lateral view of the salt plains of S'Avall, which are among the oldest salt lakes in the world. The terrace will have a pre-installation for a Jacuzzi, an outdoor shower, a barbecue, a brick bench with sink, electricity and water connections, lighting and a cupboard. Here you can create a lovely chill-out area to relax in. The terrace also offers enough space for sun loungers.

The outdoor area will be beautifully landscaped. You can expect an approx. 80 sqm communal pool and a jacuzzi that can accommodate 4-5 people. Directly adjacent to the pool area is a spacious sun terrace. Here you can enjoy the Mallorcan sun.

The apartment also has an underground parking space and a storage room. Further features include air conditioning. An optional furniture package is also available.

Please contact us for further information!

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### Läge & omgivningar:

Colonia de Sant Jordi is a popular holiday town in the South of the island. Surrounding the lovely marina are several restaurants and pubs, a promenade invites to a stroll.

Just beside it is the well known "Es Trenc" beach that with its white sand and turquoise water gives a Caribbean feel. On the other side is the beach of Es Dolc, which is one of the most clean beaches of the island.

The airport can be reached in 30 minutes, Palma in 35 minutes.

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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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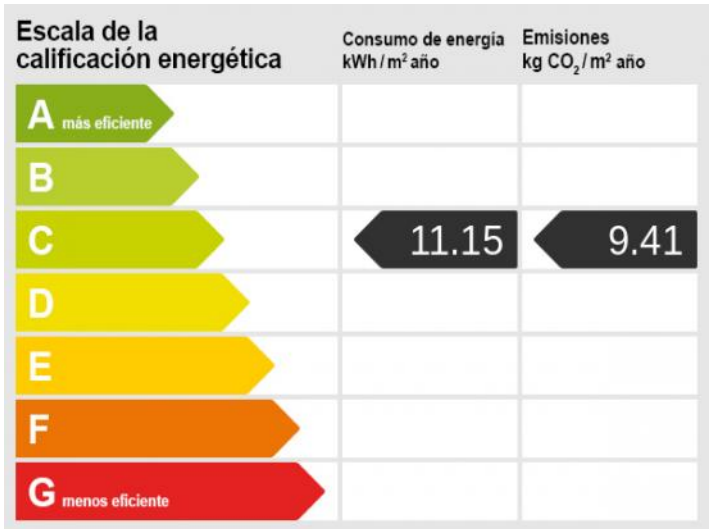
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