

# S'Estanyol

Referens 121543



Your home. Our passion.

## Fantastic villa in Estanyol

Byggyta:	204 m <sup>2</sup>	Pool:	✓
Tomt:	800 m <sup>2</sup>	Energicertifikat:	g
Sovrum:	6		
Badrum:	4		
Havsutsikt:	✓	<b>Pris:</b>	<b>€ 750.000,-</b>



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### Detaljer:

This cozy villa is located just 100 m on foot from the sea and the small marina in S'Estanyol. The beautiful natural beach of es Trenc is just 5 minutes away.

Spread over 2 levels, there are 6 bedrooms and 4 bathrooms, 2 of which are en-suite, a large living/dining area with access to the terrace and the garden as well as 2 fully equipped kitchens. The house also has a wonderful pool. The villa is connected to mains electricity and mains water. The roof terrace offers breathtaking views of the Mediterranean.

As the first floor and the second floor can be used separately and each floor serves as its own living unit, this property is ideal for 2 families.

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## Läge & omgivningar:

In terms of surface area, Lluçmajor is the largest municipal county on the island of Majorca and is located in the south. Its population amounts to 20,000 inhabitants.

The small city includes 4 supermarkets, some well loved cafés and tapa-bars, and even a thrice-weekly fruit and vegetable market, taking place in the very recently renovated town centre, with its Plaza de España and the second largest church on the island.

The picturesque hill-location of Randa on the mountain of the same name, which is the most elevated point in the island's centre, houses three sanctuaries, and is located slightly north of the town. Lluçmajor has developed into an economic and popular residential location, due to the new motor-way connection to Palma. The Marriott Son Antem Golf Resort and Spa, and nearby yacht clubs make Lluçmajor an interesting and central location for planning pass-times and excursions.

The Es Trenc natural beach, one of the nicest on the island and with a Caribbean similarity, lies just 15 car minutes from Lluçmajor.



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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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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	281.70	75.29

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