

**Santanyi**  
Objekt-Nr. 122093



PORTA MALLORQUINA®

Your home. Our passion.

## Stylish finca property with pool, gym and stunning views in Santanyi

living space:	426 m <sup>2</sup>	Zwembad:	✓
Perceel:	14.500 m <sup>2</sup>	LABEL_ENERGIEKLA	a
Slaapkamers:	5	SSE:	
Badkamer:	5		
Uitzicht op zee:	-	<b>Prijs:</b>	<b>€ 4.600.000,-</b>



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### Objektbeschreibung:

This unique and as-new finca impresses with high-quality materials, a modern and light-flooded design and a first-class location close to the popular town of Santanyi. Several different bays can be reached in just a few minutes.

The single-storey property offers approx. 426 sqm of construction area. The finca is completely clad with high-quality Santanyi stone and impresses with its charm from the outside. The heart of the finca is a spacious living area, which impresses with its high ceilings, exposed beams and a modern fireplace. Light natural tones and tasteful furnishings create an elegant atmosphere that invites you to relax. The double-sided fireplace is visible from both the dining area and the perfectly integrated eat-in kitchen. The kitchen is equipped with high-quality Miele appliances and is ideal for cooking enthusiasts. The communicative interior design creates the basis for sociable gatherings.

The spacious suite is a quiet retreat. It has a double bedroom, a bathroom, a dressing area and another room that can be used flexibly.

In a separate wing, there are 4 further comfortable bedrooms, each with an en suite bathroom. Particularly noteworthy are the bespoke fitted wardrobes and the high-quality fabric and wood finishes, which create a stylish overall look.

The outdoor area of the finca has been lovingly landscaped. Mediterranean plants, numerous pepper and fruit trees as well as palm trees adorn the property. A 14 x 4 m pool and various terrace areas invite you to relax. Enjoy a wonderful view of the surrounding nature and breathtaking sunsets. Another highlight is the separate fitness room.

Further exclusive features include a 26-kWp solar system with 60-kWh storage capacity (lithium batteries) and a smart home system (KNX). Air conditioning and underfloor heating in all rooms provide year-round comfort.

An absolute gem in the middle of nature, offering maximum comfort and an excellent location.

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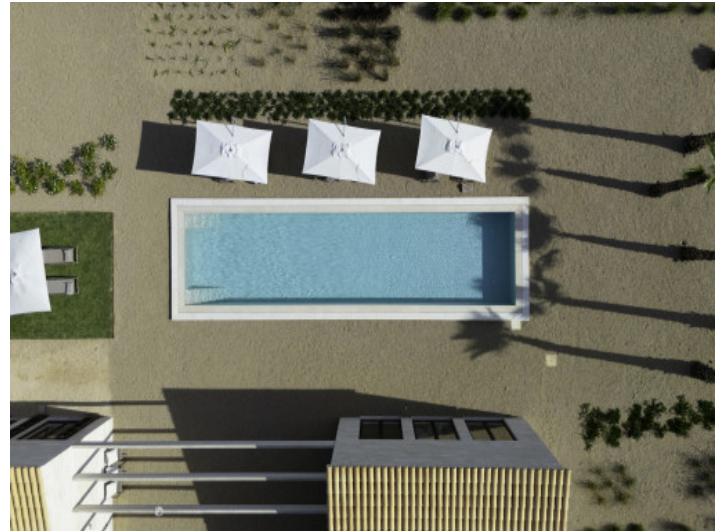


### Locatie en omgeving:

Santanyi in the southeast of Mallorca is among the most popular villages of the island and has resisted over centuries Romans, Arabs and pirates. The beautiful small city with its golden façade of sandstone is elevated from the green surrounding and attracts tourists as well as residents on Wednesdays and Saturdays to the colourful weekly market. Around the Plaza Mayor, there are various cafés and restaurants offering a broad culinary selection. The surrounding narrow streets with beautiful shops invite you to stroll.

The natural preserve of Mondragó is nearby offering numerous routes for hikers, whereas the idyllic bays at the east coast, as Cala Santanyi or Cala Llombarts are perfect for bathing. The harbour of Portocolom and the golf course of Vall d'Or are at a short distance.

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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.

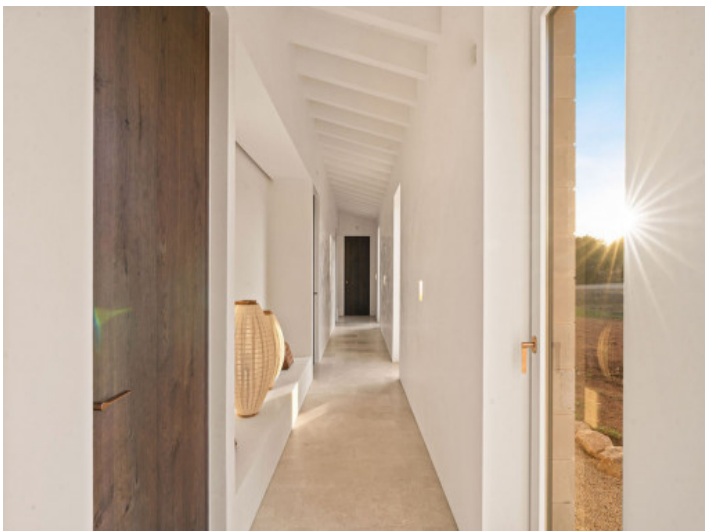
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Escala de la calificación energética	Consumo de energía kWh / m <sup>2</sup> año	Emisiones kg CO <sub>2</sub> / m <sup>2</sup> año
<b>A</b> más eficiente	15.86	3.36
<b>B</b>		
<b>C</b>		
<b>D</b>		
<b>E</b>		
<b>F</b>		
<b>G</b> menos eficiente		

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