

Montuiri  
Objekt-Nr. 117393A



  
PORTA MALLORQUINA®  
Your home. Our passion.

Wonderful building plot complete with an approved construction project and water source in Montuiri

Perceel:	23.000 m <sup>2</sup>	Water:	-
Uitzicht op zee:	-		
Bebouwbaar:	-		
Bouwvergunning:	✓		
Stroom:	-	<b>Prijs:</b>	<b>€ 495.000,-</b>



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### Objektbeschrijving:

This wonderful, 23.000 sqm building plot already has an approved construction project and a prepared water-source, and is situated between Montuiri and Porreres.

The land offers everything to fulfill the dream of a Mediterranean property surrounded by Mallorcan countryside. It impresses with breathtaking views of the Tramuntana and Randa mountains, and has already been planted with 350 olive trees and 1000 sqm of vineyards with a functional irrigation system, creating a true Mediterranean atmosphere.

The plot is offered for sale including an approved construction project and a pre-drilled water source. Its total constructable area of 422 sqm offers ample space to build a finca which can still be designed according to the wishes of the new owners. The distribution of the bedrooms, and the interior design can be customised to make the property an individual dream home.

The approved project foresees a finca with pool, with a total living area of 255 sqm. There are 3 spacious bedrooms with the option to add a fourth, which can be designed according to the wishes of the buyer. In addition there will be 3 bathrooms, one of which is en suite, a 100 sqm living/dining area, an open kitchen and a 2-car garage.

A special highlight is the external area with a 64 sqm terrace and pool, inviting you to relax and enjoy the Mallorcan sunshine. A well has already been bored, and included in the project is a solar energy solar system which will make the finca energy self-sufficient.

Located between Montuiri and Porreres this plot presents a perfect mix, with ample tranquillity although still conveniently close to the nearby villages. Here the Mediterranean way of life in Mallorca can be enjoyed to the full.

Do not miss this unique opportunity to design your own dream finca on this breathtaking plot of land. Construction can be started immediately.

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## Locatie en omgeving:

Montuiri is in the middle of the island, conveniently situated for public transport but also well away from the tourist centres of the island. To get to the beaches of the south and east coasts take 25 minutes by car and the same time to reach the airport and Palma. The surroundings of Montuiri are influenced by large cultured fields and original countryside.

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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	103.65	26.22
E		
F		
G menos eficiente		

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.