

Capdepera  
Objekt-Nr. 122180



  
PORTA MALLORQUINA®  
Your home. Our passion.

## Charming Mediterranean retreat with sea views in Capdepera

|                  |                      |                  |                  |
|------------------|----------------------|------------------|------------------|
| living space:    | 105 m <sup>2</sup>   | Zwembad:         | -                |
| Perceel:         | 1.927 m <sup>2</sup> | LABEL_ENERGIEKLA | in voorbereiding |
| Slaapkamers:     | 1                    | SSE:             |                  |
| Badkamer:        | 2                    |                  |                  |
| Uitzicht op zee: | ✓                    | Huur per maand*: | € 1.800,-        |



\* Agency fee: 1.7 monthly rent plus 21% VAT

Het begrip lange termijn verhuur betekent een huurovereenkomst van minstens 6 maanden.

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### Objektbeschreibung:

This charming little house is located at the end of a quiet road and delights with spectacular sea views – including a clear sight of Menorca and the village of Capdepera with its historic castle. Thanks to its slightly elevated position, the indoor climate remains pleasant throughout the year. For cooler days, a fireplace and two mobile electric heaters are available.

The approx. 1,927 sqm plot is designed as a natural Mediterranean garden. Aloe vera, a mirabelle tree, cacti and palm trees give the outdoor area a charming, low-maintenance atmosphere – perfect for the relaxed island lifestyle.

The constructed area of about 105 sqm is spread over two levels, complemented by several terraces and a practical utility room. On the ground floor, there is a separate, simply equipped kitchen, a cosy dining room, and a living room with access to a small, characterful tower room. This space features two daybeds that can also be used as comfortable sleeping areas.

A bathroom with shower is located near the utility area and adds to the functionality of the house for everyday living.

Upstairs, the bedroom includes a private washing area and offers an impressive sea view. A second small tower room leads to a rooftop terrace, which was once part of a watchtower over 850 years ago and now offers a unique view of the sea and the village of Capdepera.

This home combines historical charm with Mediterranean ease – a lovingly maintained retreat for those seeking something genuine and authentic.

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### Locatie en omgeving:

You can recognize Capdepera from far away because of its castle and the medieval buildings which are inside the castle walls. A widely known medieval market takes place every year which is worth a visit. To the municipality of Capdepera belong also the villages Cala Ratjada, Cala Mesquida and Canyamel

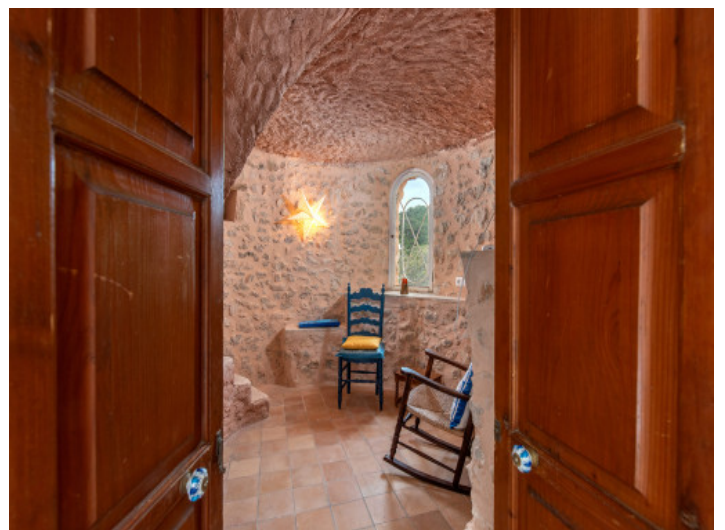
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All information is correct to the best of our knowledge. Errors and prior sale excepted. This prospectus is purely for information purposes. Only the notarized deed of sale is legally binding.

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