SGI MALLORCA
REAL ESTATE

PROPERTY BROCHURE
REF. 13854

WATERFRONT



CAPDEPERA · MALLORCA

CAPDEPERA / MALLORCA — EXCLUSIVE BUILDING PLOT 36,000 sqm WITH PANORAMIC SEA VIEWS

Situated on the outskirts of Capdepera, directly opposite the historic castle, this exceptional dream plot of approximately 36,000 sqm offers breathtaking panoramic views over the Roca Viva golf course, the Cala Mesquida bay, and the open sea stretching as far as Menorca. The land is enriched with centuries-old holm oaks and Mediterranean pine trees, creating a unique atmosphere of privacy and natural elegance. The Proyecto Básico has already been initiated by a Spanish architect. Permitted buil

ASKING PRICE	LIVING AREA	PLOT
€1,700,000	≈ 1,500 m²	≈ 36,000 m²

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THE PROPERTY

Plot in *Capdepera*

On the quiet edge of Capdepera, directly opposite the imposing historic castle, lies this extraordinary dream plot in a privileged location. From here, a breathtaking panoramic view opens up over the Roca Viva golf course, the picturesque bay of Cala Mesquida and the open Mediterranean, which stretches as far as the neighbouring island of Menorca.

With a generous area of approximately 36,000 m², the property offers a rare combination of space, tranquillity and spectacular scenery. The plot is characterised by centuries-old holm oaks and Mediterranean pines, which not only provide natural shade but also create a very special atmosphere. This established vegetation guarantees a maximum of privacy and underlines the original, nature-loving character of the site.

A Proyecto Básico has already been initiated for the plot by a Spanish architect, so a solid planning basis is in place. A total buildable area of 500 m², or 1,500 m³, has been approved, opening up diverse possibilities for the realisation of an exclusive villa or a prestigious holiday home.

In terms of infrastructure, too, the plot is excellently prepared: its own well provides the water supply, and an electricity connection from the energy supplier Endesa (220/380 V, 15 kW) is already in place, as is a sewage connection.

This unique property thus combines a spectacular elevated position, Mediterranean nature, generous building possibilities and connections already in place — ideal conditions for the realisation of an exclusive residential project in Mallorca.

AT A GLANCE

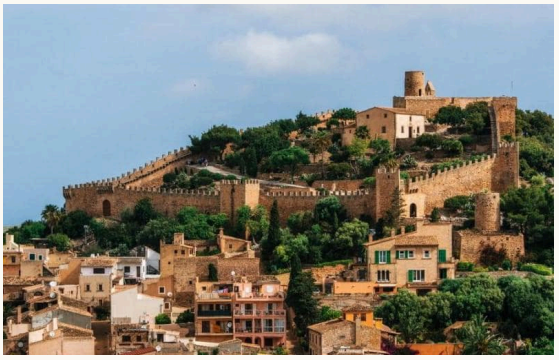
Key facts

ASKING PRICE
€1,700,000

REF. 13854

PROPERTY TYPE Plot	OFFER For sale	LOCATION Capdepera, Mallorca
LIVING AREA ≈ 1,500 m²	BUILT AREA ≈ 500 m²	PLOT ≈ 36,000 m²
YEAR BUILT New build	ENERGY RATING pending	REF. 13854





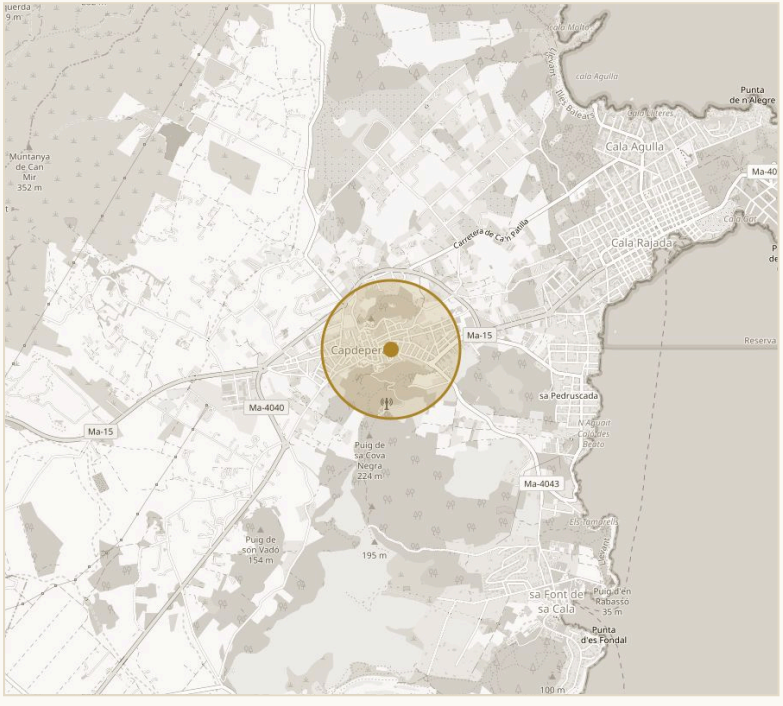


FEATURES

Features *in detail*

Further features

- Waterfront
- Seaview



APPROXIMATE LOCATION · CAPDEPERA

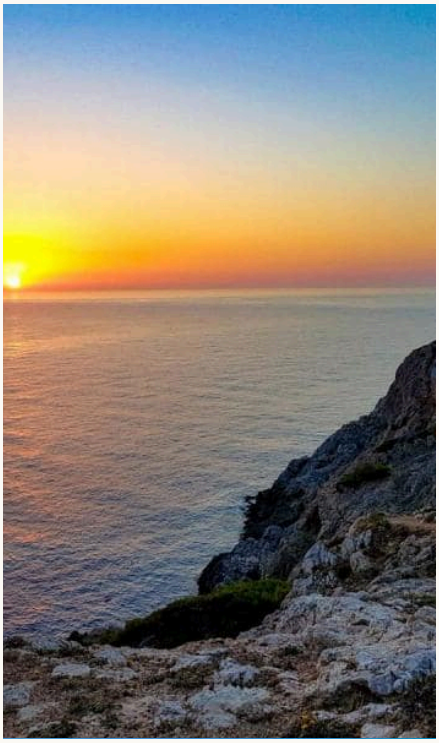
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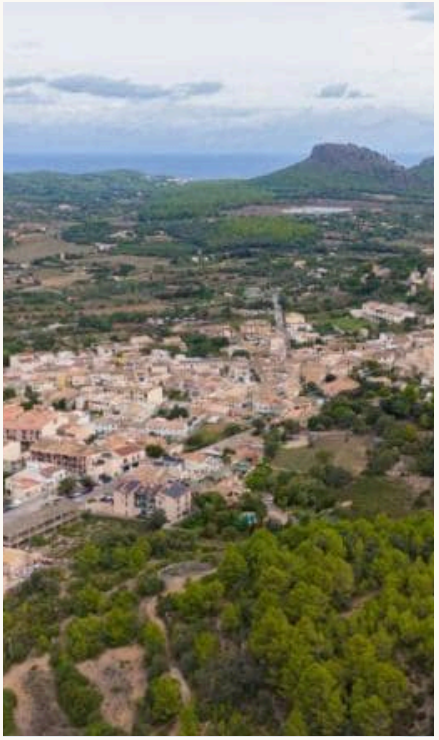
IMPRESSIONS

Spaces *with character*













CONTACT

Your path to the property – *we guide you*

We will gladly send you further information or arrange a personal viewing – from the first conversation to the handover of the keys, we are there for you.



YOUR CONTACT

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VIEW ONLINE

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