SGI MALLORCA
REAL ESTATE

PROPERTY BROCHURE
REF. 13778

PARTIAL SEA VIEWS

POOL

VIEW OF THE MOUNTAINS



SANTA PONSA · MALLORCA

Chalet in Santa Ponsa - Mediterranean lifestyle with expansion potential

Villa · For sale

ASKING PRICE	LIVING AREA	PLOT	BEDROOMS	BATHROOMS
€2,300,000	≈ 244 m²	≈ 900 m²	3	3

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THE PROPERTY

Villa in *Santa Ponsa*

In one of the most sought-after locations in Santa Ponsa, just a few minutes' walk from the beach, the marina and the golf course, this charming chalet on a 900 m2 plot awaits you - a retreat with Mediterranean flair and a variety of possible uses.

The property offers approx. 250 m2 of living space, spread over 3 bedrooms and 3 bathrooms, with a generous layout and light-flooded rooms.

The living area opens out onto the sunny south-west-facing terrace - ideal for sunsets and relaxing evenings outdoors. The adjoining garden with private pool perfectly rounds off the Mediterranean lifestyle.

A special highlight are the 15 olive trees on the property: the owners harvest the olives themselves and bring them to the traditional oil press in Caimari - for real, home-made olive oil.

Further features:

- Approx. 100 m2 covered terrace in the lower area - ideal for shaded seating areas

- Two further terraces with south-west orientation - sun into the evening

- More than 3 outdoor parking spaces - convenient for family & guests

- Potential to extend the upper floor - e.g. for an additional bedroom, office or studio

- Possibility to add an additional room or guest flat

The chalet combines privacy, nature and a prime location: shopping facilities, restaurants, the exclusive marina and the beach are all within walking distance.

AT A GLANCE

Key facts

ASKING PRICE
€2,300,000

REF. 13778

PROPERTY TYPE Villa	OFFER For sale	LOCATION Santa Ponsa, Mallorca
LIVING AREA ≈ 244 m²	PLOT ≈ 900 m²	BEDROOMS 3
BATHROOMS 3	TERRACES ≈ 100 m²	YEAR BUILT 2003
ENERGY RATING C	REF. 13778	







FEATURES

Features *in detail*

Air-conditioning

- Air-conditioning h/c
- Reversible air-conditioning in the bedrooms

Windows

- Double-glazing windows
- Sun blinds

View

- Partial sea views
- View of the mountains
- View of garden and pool
- View to the gardens

Others

- Built-in closets
- Utility room
- Storage room
- Basement
- Cellar room
- Storage room in the basement
- Storage rooms
- Dressing room
- Office

Phone

- Telephone extension
- ADSL

Others

- Alarm system
- Energy performance certificate is requested

garden

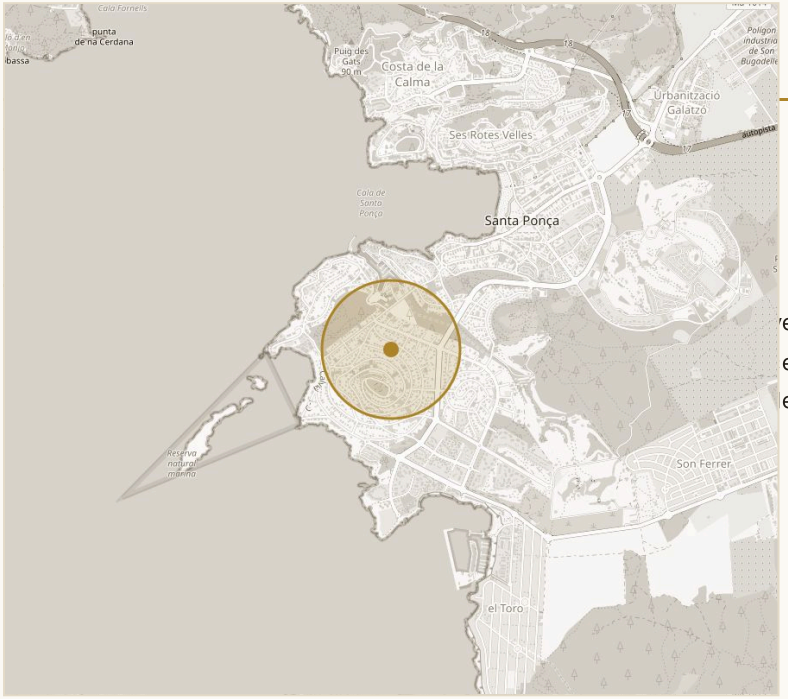
- Garden with automatic irrigation
- Garden
- Private garden
- Summer house
- Tree population

others

- BBQ
- Outside shower
- Exterior lighting
- Irrigation system
- Balcony

kitchen

- Fitted kitchen with electrical appliances
- Fitted kitchen



APPROXIMATE LOCATION · SANTA PONSA

© OPENSTREETMAP

Surroundings

- Near the golf course
- Distance to the next golf course less than 3 km
- Near the beach
- Distance to the next beach less than 3 km
- Near the marina
- Distance to the marina less than 3 km
- Local public transport
- Shopping facilities
- Bars and restaurants within walking distance
- Medical supply

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- Electric access gate
- Furniture included in the price
- City gas supply

IMPRESSIONS

Spaces *with character*





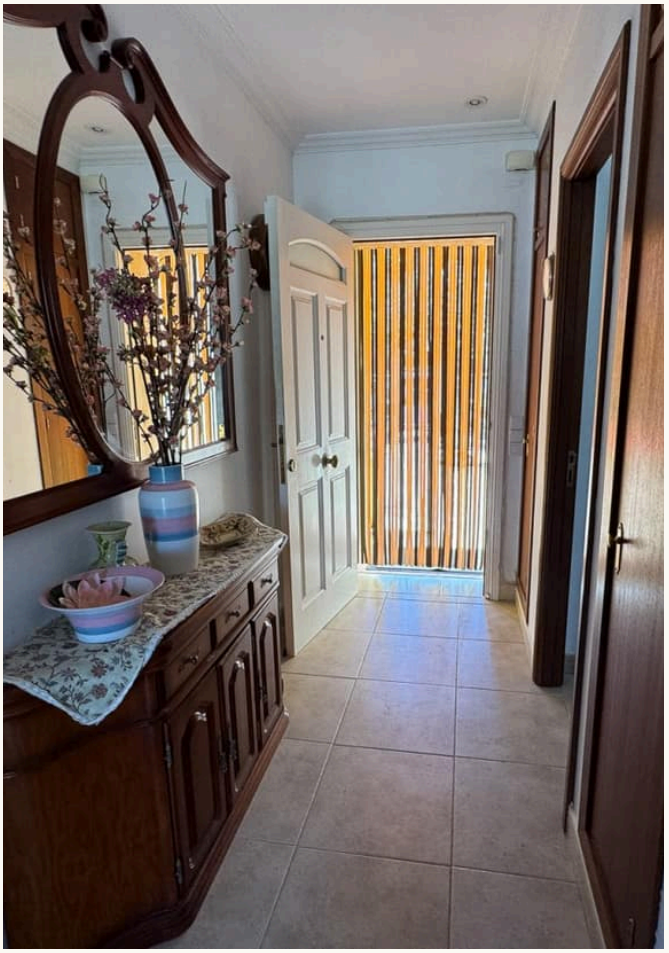


















CONTACT

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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