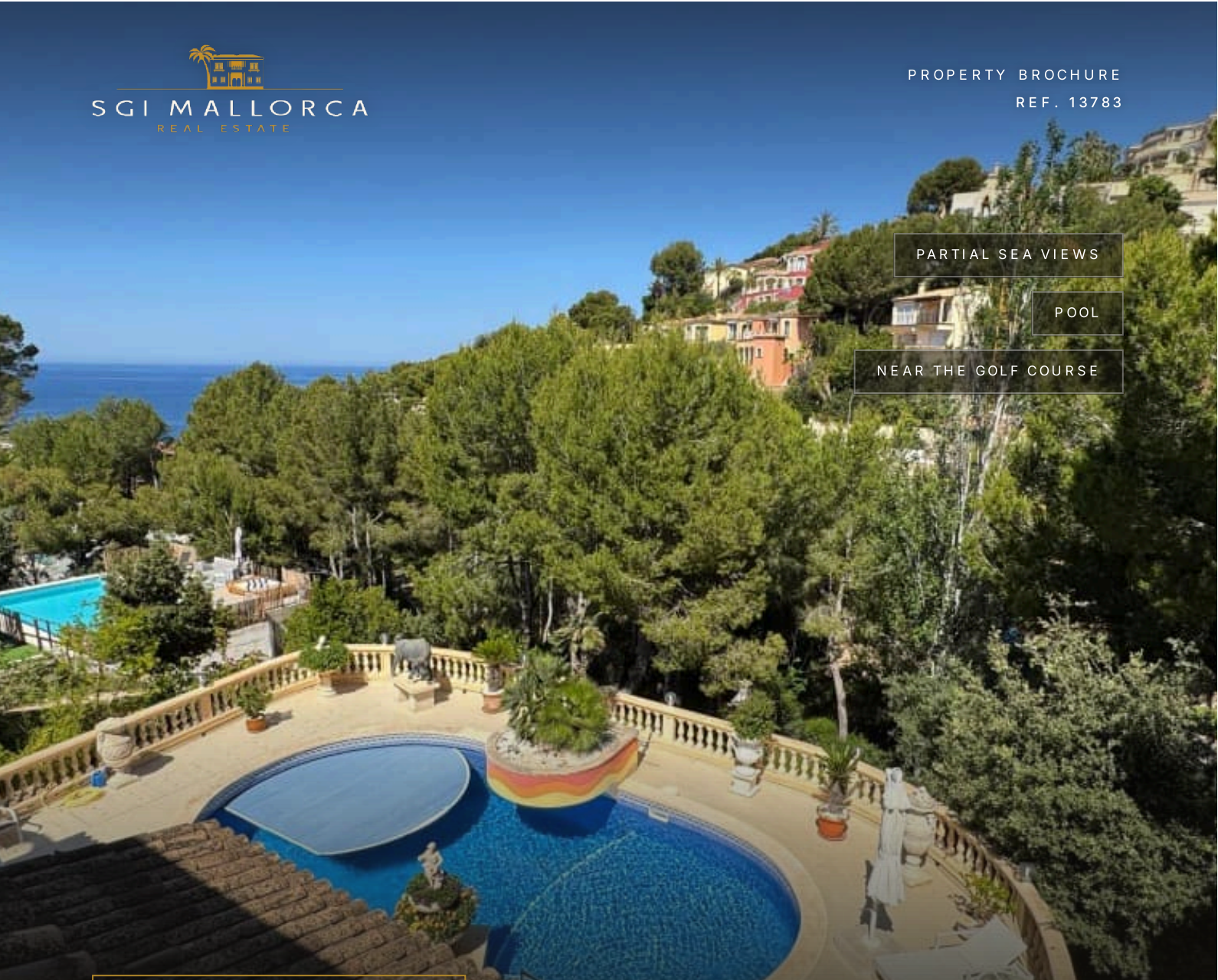
SGI MALLORCA
REAL ESTATE

PROPERTY BROCHURE
REF. 13783

PARTIAL SEA VIEWS

POOL

NEAR THE GOLF COURSE



COSTA DE LA CALMA · MALLORCA

Mediterranean oasis *in Costa de la Calma*

Villa · For sale

ASKING PRICE	LIVING AREA	PLOT	BEDROOMS	BATHROOMS
€2,350,000	≈ 300 m²	≈ 1,383 m²	5	4

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THE PROPERTY

Villa in *Costa de la Calma*

Mediterranean villa in a dream location - just a 5-minute walk to the sea in Costa de la Calma

This exceptional Mediterranean villa is situated in a prime location in the south-west of Mallorca, just a 5-minute walk from its own garden to the sea. On a spacious plot of 1,383 m², it offers approx. 300 m² of living space and is the ideal retreat for families or anyone looking for something special.

Highlights at a glance:

- 5 spacious bedrooms, 4 of which have en suite bathrooms
- Two fully equipped kitchens, one with sea views on the upper floor
- Separate flat with its own kitchen in the basement
- Glazed terrace with fantastic sea views and direct views of the pool and garden
- Outdoor barbecue area for socialising with family and friends
- Flexible use: also ideal as 2-3 separate residential units, each with its own entrance and garden
- Each room with terrace or balcony, all south-west facing - sun all day long
- Outdoor pool with salt water and pool cover made of solar slats to heat and support pool maintenance
- Private garage with driveway as well as additional laundry room and storage rooms
- Central oil heating for year-round living comfort
- High-quality construction in typical Mediterranean style

This villa combines privacy, flexibility and an exclusive lifestyle on one of the most sought-after coastal areas of Mallorca - the Costa de la Calma.

Conclusion:¨

A real gem with an unrivalled location, high-quality materials





AT A GLANCE

Key facts

ASKING PRICE
€2,350,000

REF. 13783

PROPERTY TYPE Villa	OFFER For sale	LOCATION Costa de la Calma, Mallorca
LIVING AREA ≈ 300 m²	BUILT AREA ≈ 464 m²	PLOT ≈ 1,383 m²
BEDROOMS 5	BATHROOMS 4	ENERGY RATING pending
REF. 13783		







FEATURES

Features *in detail*

Location

- Access to the sea
- 2nd line from the sea

View

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

Others

- Storage room
- Storage room in the basement

pool

- Pool
- Salt water pool
- Heated private pool

distributed in

- Main house
- Main accommodation

garden

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

others

- Summer kitchen
- BBQ
- Outside shower
- Exterior lighting
- Irrigation system

others

- Electric garage door
- Electric access gate

other rooms

- Cloakroom
- Dressing room

Further features

- Mains electric
- Mains water
- Garage
- 2 parking spaces
- Hot water via central heating system
- Mediterranean style
- Facing south/southwest
- 1 parking space in the underground car park
- City gas supply

Surroundings

- Near the golf course
- Distance to the next golf course less than 5 km
- Near the beach
- Distance to the next beach less than 3 km
- Near the marina
- Distance to the marina less than 5 km
- Local public transport
- Shopping facilities
- Bars and restaurants within walking distance
- Medical supply

IMPRESSIONS

Spaces *with character*

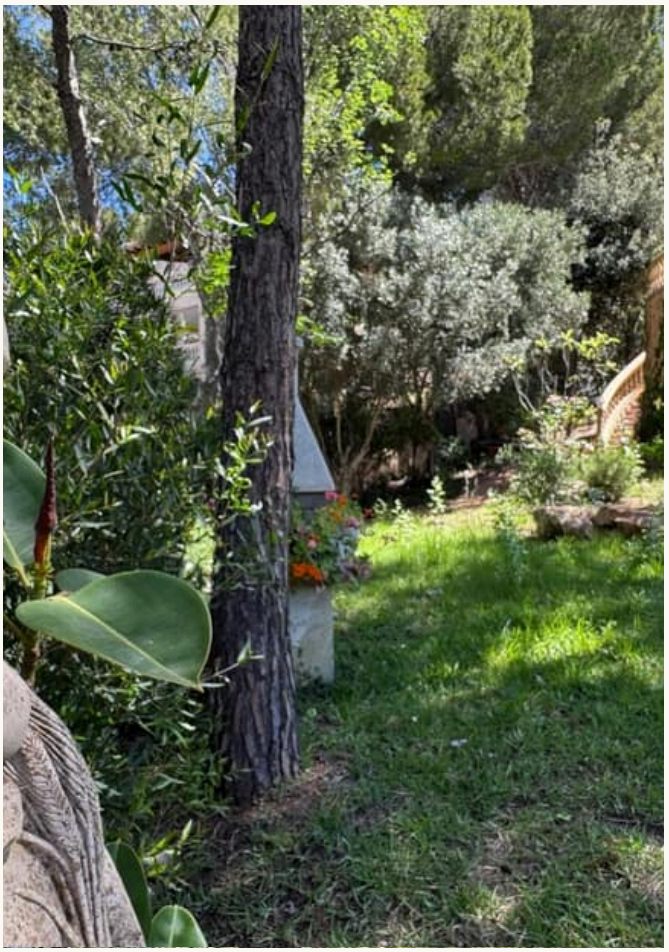


















CONTACT

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

Hermann Koeppler

Inhaber · SGI Mallorca

+34 639 046 079

hermann@sgi-mallorca.com

SGI MALLORCA
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OFFICE

Gran Via Puig des Castellet, 1-2, Bloque 3, Local 3, 07180 Santa Ponsa

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