

Imposing townhouse in the center, 343sqm roof terrace, veranda, 3 floors with plenty of space for your ideas

07640 Salines (Ses) (Spain), Apartment block for sale

Object ID: 1447-22ES



Living area approx.: **143 m²** - Total space approx: **343 m²** - Zimmer: **8** - Purchase price: **850,000 EUR**



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Object ID	1447-22ES
Property Type	Apartment block, House
Address	(Mallorca) 07640 Salines (Ses) Spain
Etagen im Haus	3
Living area approx:	143 m²
Area approx.	200 m²
Total space approx	343 m²
Grundstück ca.	192 m²
Zimmer	8
Schlafzimmer	3
Badezimmer	2
Balconies	1
Terraces	1
Haustiere	erlaubt
Primary energy supplier	Electricity
Year of construction	1965
Condition	Well maintained
Available from	sofort
Features	Balcony, Kabel-/Sat-TV, Part-furnished, Terrace
Buyer's commission	Als Käufer bezahlen Sie bei uns keine Maklerprovision
Purchase price	850,000 EUR



Objektbeschreibung

This impressive townhouse is located right in the heart of Ses Salines and offers with 343sqm a spacious area to make their Mallorca dreams come true.

The stately home consists of a total of 3 floors and is centrally located and within walking distance to the "Placa Major".

This is where the life of the community takes place. Bars, restaurants and stores, as well as the weekly market every Sunday are just a few steps away.

The first floor was previously used as a store and includes a brilliant open space and a 68 sqm warehouse that could be transformed into a sunny courtyard.

And whether you want to create much-needed commercial space for rent in the village again, or build a separate apartment, both are just as interesting for owner-occupiers as they are for capital investors.

Upon entering the upper floor, which is accessible via a separate house entrance, you will immediately feel the charm of the high ceilings and the well-preserved wooden elements.

The friendly entrance area is characterized by its access to 3 bright bedrooms, 1 bathroom, the kitchen and the light-flooded living room with large veranda.

The 2nd floor offers enough space and potential for another separate living area and the sandstone walls form the basis for your design ideas.

The highlight is probably the huge roof terrace with fantastic views of the island of Cabrera and over the rooftops of Ses Salines, where you can enjoy the sunsets with a glass of "Vino tinto".

A renovation is a prerequisite for moving into this historic townhouse. However, the Mallorcan details and central location make this a top investment property.

When will you visit your new dream home?

Features

Energy certificates are also mandatory for properties in Spain, but are often only issued shortly before sale due to their validity. The value stated in the exposé is therefore given at the lowest level if it is not available and may improve significantly after the certificate has been issued.

This is precisely where our construction professionals really come into their own. We plan your dream home down to the smallest detail, taking the old building fabric and your ideas into account. And if you have wishes but not yet a concrete idea, then let yourself be inspired by a visit to one of our dream homes.

So-called "townhouses" offer decisive advantages:

- Central location and "living in a community"
- Restaurants and cafés within walking distance
- Connection to utilities (water, electricity, sewage, internet)
- Burglary protection due to central location
- Low maintenance compared to a finca with a country plot



If you want to avoid the risks of buying a property in Mallorca as an investment, then let our real estate professionals advise you.

Sonstiges

If you are interested, please ask our office for our detailed exposé. You prefer a classic print exposé? Please contact us!

We would be happy to arrange a first, impressive viewing appointment for you. Convince yourself in a relaxed atmosphere of the exclusivity and uniqueness of this property and let the impressions work on site in peace.

An important note on the sensitive subject of "EU-DSGVO":

If you transmit your data to us via a real estate portal (e.g. immobilienscout24.de), your data will only be stored for four weeks in order to make the sending of the exposé as well as a possible appointment for a property viewing possible. After the four weeks have expired, your data will be irrevocably deleted! We will neither send you new offers nor an unsolicited newsletter.

Of course, you can permanently deposit your property search in our database without obligation and free of charge. Thus you would be informed in the future by us completely automatically about new objects. Please visit our own homepage. There you will find the link "Search request" in the 'Footer' or you simply use the following link: <https://home4you.info>

The whole team of home4you real estates in Cologne and on Mallorca says thank you very much for your confidence!

Energiezertifikat

Energiezertifikat

nicht vorhanden



Location

Ses Salines is a municipality in the southeast of Mallorca and is known for the dream beach "Es Trenc", which is only about 4 km away and therefore easily accessible in 5 minutes. The name of the municipality is derived from the large salt pans that are still used for salt production today.

The entire eastern part of the island is particularly well-known for its beautiful beaches and bathing bays with well-tended sandy beaches. These have been awarded the European Blue Flag for good bathing water.

The beautiful natural beaches with crystal-clear water in the south-east of the island are just as easy to reach.

It is approx. 50 km from the airport to Ses Salines and only 30 to 35 minutes' drive due to the highway that has been in place since 2020 up to Campos and the very well-developed roads.

The clearly structured village is historically one of the wealthiest communities on the island and therefore also has beautiful buildings, the restoration of which often reveals true treasures, including natural stone walls, round arches or wonderfully cool inner courtyards, which often offer space for a pool.

It consists mainly of typical Mallorcan townhouses or villas with corresponding plots of land. Most of the houses have small, usually refreshingly cool patios or even small gardens. The houses are mostly lived in all year round, but are also used as vacation homes. This makes the municipality a pleasant place to stay at any time of year and always lively without being overrun by tourists.

In Ses Salines, which is open all year round, you will find various restaurants and bars as well as all everyday necessities, supermarkets, banks, hairdressers, cosmetics, a green market, massages and a post office, all within easy walking distance.

The weekly market in Ses Salines rounds off the offer.





Wohnbereich



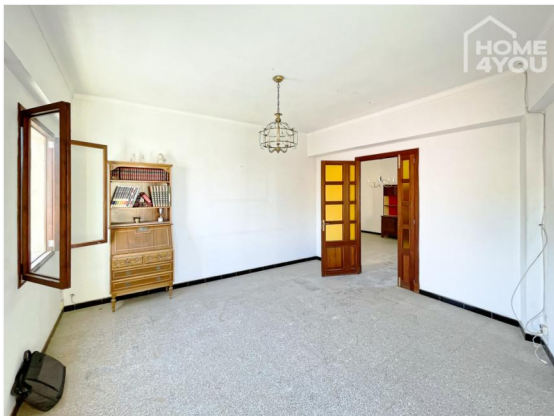
Wohnbereich



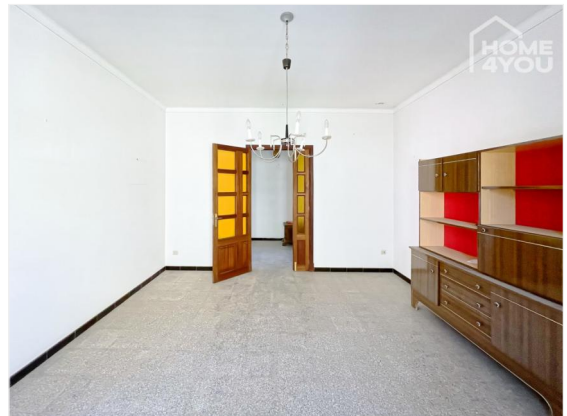
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Dachterrasse

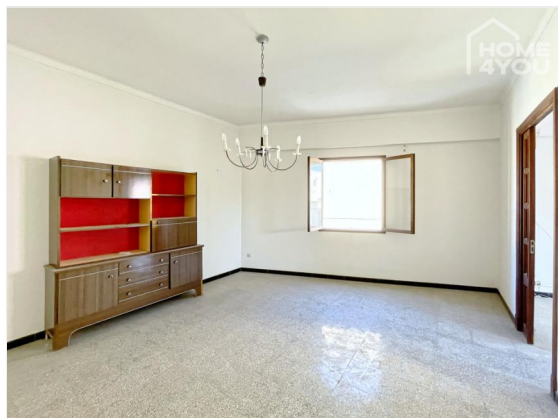


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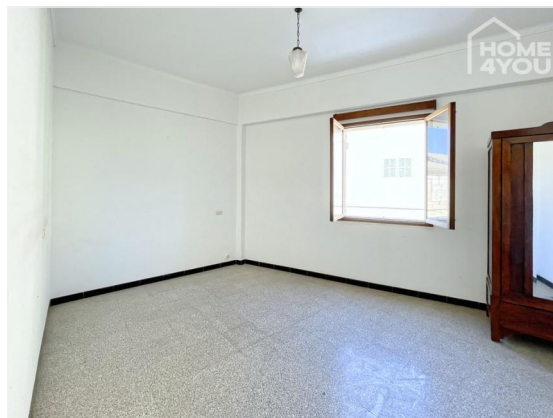


Wohnbereich

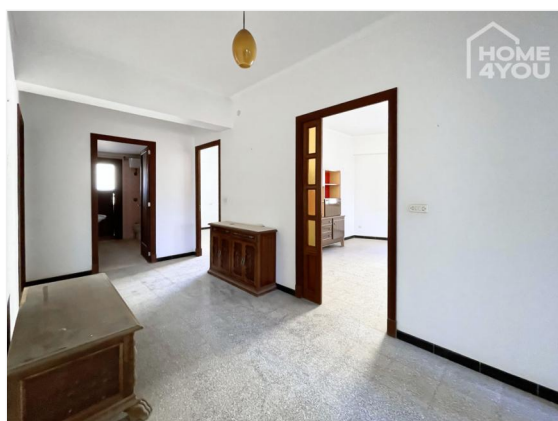




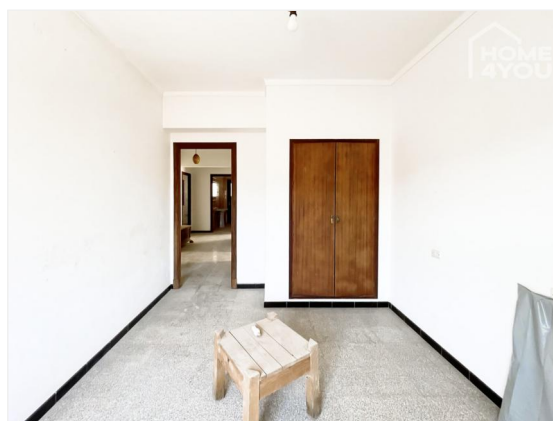
Wohnbereich



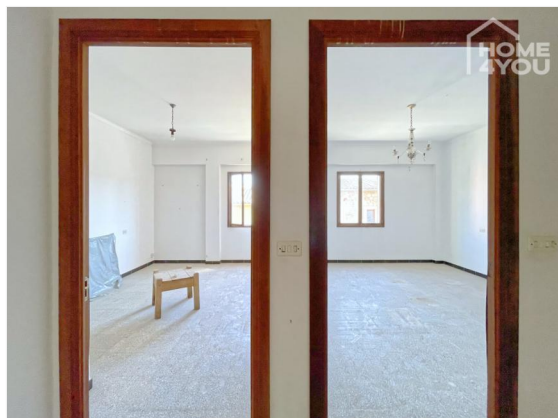
Schlafzimmer



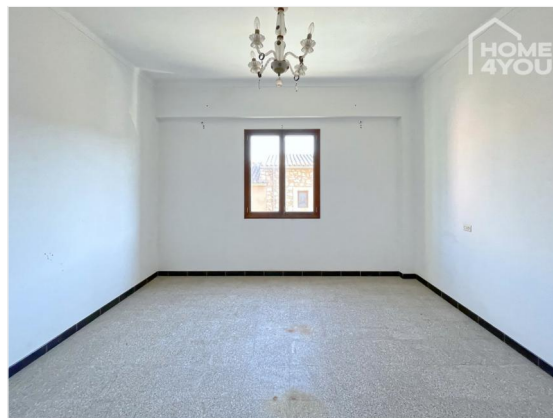
Flur



Schlafzimmer



Schlafzimmer



Schlafzimmer





Obergeschoss



Obergeschoss



Obergeschoss



Küche



Dachterrasse



Dachterrasse





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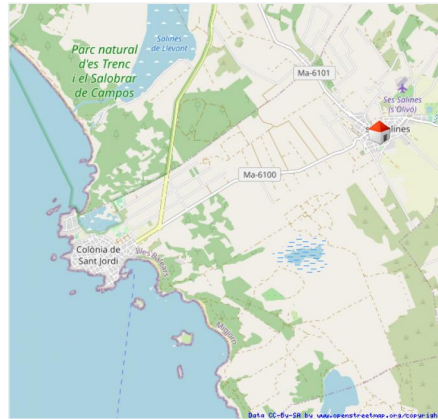
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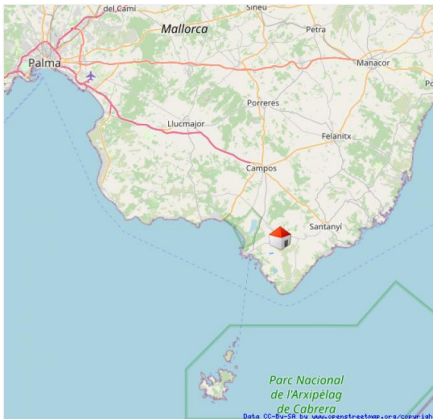
Dachterasse



Playa Es Trenc



Ses Salines



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