

# Modern new building in beach area, sea view, roof terrace, 124m<sup>2</sup>, 3 bedrooms, air condition, underfloor heating, pool

07459 son serra de marina (Spain), Semidetached house for sale

Object ID: 1530-23ES



Living area approx.: **88.50 m<sup>2</sup>** - Total space approx: **124.85 m<sup>2</sup>** - Zimmer: **4** - Purchase price: **625,000 EUR**



## Modern new building in beach area, sea view, roof terrace, 124m², 3 bedrooms, air condition, underfloor heating, pool

Object ID	1530-23ES
Property Type	House, Semidetached house
Address	(Mallorca) 07459 son serra de marina Spain
Etagen im Haus	3
Living area approx:	88.50 m²
Area approx.	36.35 m²
Total space approx	124.85 m²
Grundstück ca.	149 m²
Zimmer	4
Schlafzimmer	3
Badezimmer	2
Separate WC	1
Terraces	2
Haustiere	erlaubt
Heizungsart	Underfloor heating
Primary energy supplier	Electricity
Year of construction	2023
Condition	Like new
Total parking spaces	2
Stellplätze	2
Available from	sofort
Features	Air-conditioned, Kabel-/Sat-TV, Separate WC, Terrace
Buyer's commission	Als Käufer bezahlen Sie bei uns keine Maklerprovision
Purchase price	625,000 EUR



# Objektbeschreibung

Unique new construction in Son Serra de Marina.

This jewel is a beautiful 117m<sup>2</sup> new construction semi-detached house.

When you enter your new home, you will be amazed by the light-flooded DHH.

3 bedrooms and 2 bathrooms, one of them "en suite", a spacious living / dining area, 1 guest toilet, 1 patio, 1 balcony, 1 parking space and a spacious roof terrace on about 206sqm offer plenty of space for your future living point in Mallorca.

Modern and large windows let in the warmth of the Mallorcan sun and provide a very special feeling of living in the Mediterranean climate.

The open kitchen allows sociable communication with friends and family.

The apartment will have air conditioning hot/cold and underfloor heating.

The highlight is probably the 33m<sup>2</sup> roof terrace with fantastic views of the sea and over the roofs of Son Serra, where you can enjoy the sunsets with a glass of "Vino tinto".

The start of construction is planned for November 2023. Until then, there is also the possibility to integrate a pool in your new home.

Completion will be at the end of 2024 and only high quality materials will be used for the construction.

Arrange your appointment with us and do not miss this unique opportunity.

Sample views & illustrations include furnishings and elevations that may vary in final finish or are not included in the listing.

Further offers on all available units and a detailed construction description are available at any time upon request.

Binding basis for this is the later building description, the option contract and/or the notarial certification.

Please ask our team about this.

## Features

Energy certificates are also mandatory for real estate in Spain. This new building has an energy certificate of energy class A, which guarantees the highest efficiency and sustainability in energy use - a true dream for environmentally conscious buyers!

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)
- Protection against burglary due to central location
- Low maintenance compared to a finca with land plot

If you want to avoid the risks of buying real estate in Mallorca as an investment, let our real estate



professionals advise you.

Vacation properties are an attractive investment.

If you want to invest your money with a good return and in a safe form, then a property as an investment is recommended.

Different factors are primarily decisive for a vacation property:

- Accessibility
- location
- Structural developments
- Value increase forecast

These ultimately determine the purchase price and thus your subsequent profitability.

Real estate prices on the central Mediterranean island of Mallorca continue to rise and are highly attractive.

Daily and often multiple flight connections from various airports in Germany and Austria are also available in the winter season at reasonable prices and make the vacation island with its mild Mediterranean climate especially interesting for commuters.

Nevertheless, the right region is crucial for a high return on investment.

More info at: [www.home4you.info](http://www.home4you.info)

## 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](http://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!



## Location

Son Serra de Marina, located on the beautiful island of Mallorca, is a true jewel that enchants its visitors with its natural beauty and relaxed charm. This idyllic coastal village offers a perfect blend of tranquility and breathtaking scenery, making it an ideal destination for those looking for a peaceful vacation.

With its pristine white sand beaches stretching along the crystal clear turquoise waters of the Mediterranean, Son Serra de Marina is a beach lover's paradise. Whether you want to soak up the sun, take a refreshing dip, or enjoy water sports like surfing or sailing, the beaches here offer something for everyone.

The village itself exudes a charming and authentic atmosphere. With its low buildings and traditional architecture, Son Serra de Marina has preserved its rustic charm. Walking through the streets you can experience the warmth and friendliness of the locals, who are proud to preserve their cultural heritage and share it with visitors.

Gourmets will be delighted by the gastronomic offer in Son Serra de Marina. The place has a variety of restaurants and bars that serve delicious local dishes, including fresh seafood that will tempt your palate. Whether you enjoy a traditional paella or indulge in seaside tapas, the culinary experiences here will leave a lasting impression.

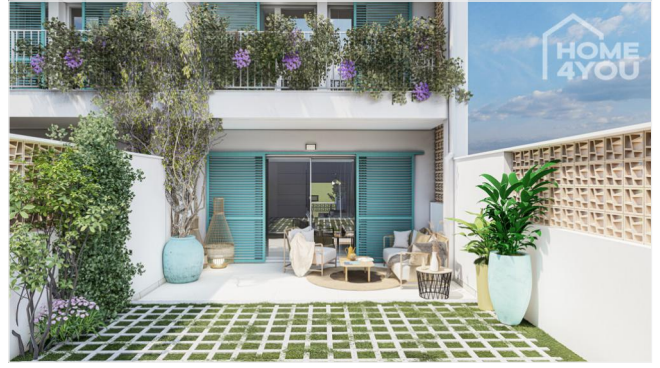
For those looking for a quiet and relaxing vacation, Son Serra de Marina offers the perfect retreat.







Außenansicht



Terrasse



Außenansicht



Dachterrasse



Wohnbereich



Wohnbereich





Küche



Küche



SZ 1



SZ 1



Bad1



SZ2







Bad2



Bad2



SZ3



Terrasse



Terrasse1



Terrasse2







Außenansicht



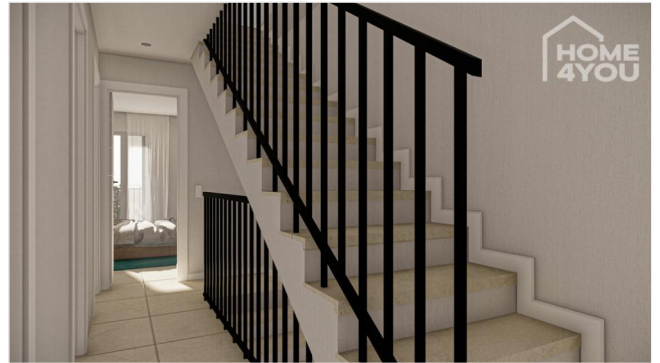
Außenansicht Blick aufs Meer



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Außenansicht



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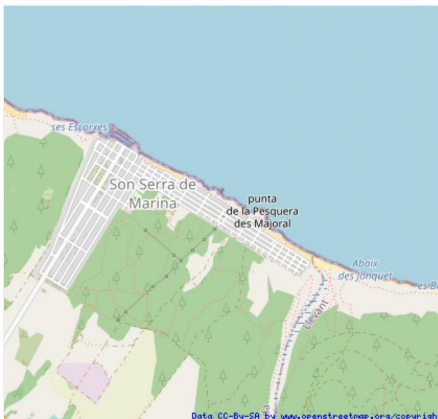




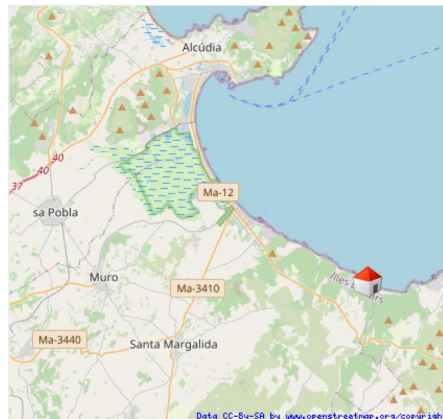
Interieur



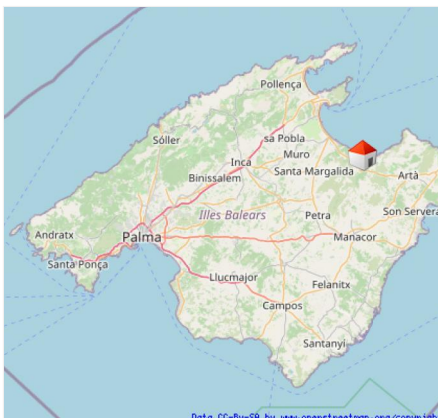
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Son Serra de Marina



Region



Mallorca



Auslandsimmobilien





Kaufabwicklung



home4you Services





# Grundriss

Erdgeschoss





# Grundriss

## Obergeschoss



# Grundriss

Dachgeschoss

