

# Top villa close to the beach, 4 bedrooms, 4 bathrooms, fitted kitchen, fireplace, pool & garden, sauna, carport

07609 Urbanizacion Sa Torre (Spain), Villa for sale

Object ID: 1500-23ES



Living area approx.: **217 m<sup>2</sup>** - Total space approx: **246 m<sup>2</sup>** - Zimmer: **6** - Purchase price:  
**860,000 EUR**



## Top villa close to the beach, 4 bedrooms, 4 bathrooms, fitted kitchen, fireplace, pool & garden, sauna, carport

Object ID	1500-23ES
Property Type	House, Villa
Address	(Mallorca) 07609 Urbanizacion Sa Torre Spain
Etagen im Haus	2
Living area approx:	217 m <sup>2</sup>
Area approx.	29 m <sup>2</sup>
Total space approx	246 m <sup>2</sup>
Grundstück ca.	1,013 m <sup>2</sup>
Zimmer	6
Schlafzimmer	5
Badezimmer	4
Separate WC	1
Balconies	2
Terraces	1
Haustiere	erlaubt
Primary energy supplier	Electricity
Year of construction	2000
Condition	Well maintained
Status	tenanted
Total parking spaces	1
Carport	1 parking spot
Available from	sofort
Features	Balcony, Chimney, Kabel-/Sat-TV, No cellar, Sauna, Separate WC, Terrace
Buyer's commission	Als Käufer bezahlen Sie bei uns keine Maklerprovision
Purchase price	860,000 EUR



# Objektbeschreibung

Top villa close to the beach with pool & garden.

The villa is located in second sea line in the quiet urbanization Sa Torre, in the south of the beautiful island.

The house has a generous usable area of 250 m<sup>2</sup> divided over 2 floors.

On the first floor there is an impressive entrance area and the open living room with direct access to the garden. The pool invites to a cool refreshment in summer and the sauna provides cozy warmth in winter. Likewise, the fireplace in the living room supports the coziness and warmth in the colder months. Furthermore, you will find a separate, spacious kitchen on the first floor, which could easily be integrated into the living area.

2 spacious bedrooms and their own dressing rooms offer enough space for family and friends, who may also each enjoy the benefit of a bathroom en suite. A separate storage room provides additional storage space.

The upper floor impresses with the strikingly beautiful gallery and the fancy round windows. These provide a particularly bright incidence of light.

Here are another 3 bedrooms and 2 bathrooms, 1 of them en suite. A dressing room offers enough storage space for your wardrobe.

From the roof terrace you can enjoy a wonderful view of the sea and the bay of Palma. In the evening, let yourself be enchanted by the lights of the city while enjoying a glass of wine.

The villa is equipped with double glazed windows and air conditioning. The floors are partly tiled and partly laminate. In front of the windows there are aluminum persians.

On the covered parking lot you put your vehicles safely and securely.

With this villa built in 2000 massive, you can fulfill your dream of living in Mallorca.

The building is connected to the municipal utilities for electricity and water.

Make an appointment now and soon enjoy the sun of Mallorca.

## Features

Energy certificates are also mandatory for real estate in Spain, but are often not issued until shortly before the sale due to their validity. The value stated in the exposé is therefore given at the lowest level if it is not available and can improve significantly after preparation.

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 is recommended as an investment.

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.

We would also be happy to help you with the new construction or remodeling of your property. Please contact us.

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 send us your data via a real estate portal (e.g. [immobilienscout24.de](http://immobilienscout24.de)), your data will only be stored for four weeks to make it possible to send the exposé as well as a possible appointment for a property viewing. 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 real estate 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 in the 'Footer' the link "Search Order" or you simply use the following link: <https://home4you.info>

The entire team of home4you real estate in Cologne and Mallorca says thank you for your trust!

## Energiezertifikat

Energiezertifikat

nicht vorhanden

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## Location

Llucmajor is a lively small town on the south-east coast of Mallorca, not far from the communities of S'Estanyol and Sa Rapita.

The latter is known for the dream beach "Es Trenc" and is only about 10 km away and is thus easily accessible in about 15 minutes.

The town is located southeast of Palma Airport at the feet (about 4 kilometers southwest) of the mountain Puig de Randa on the road leading from Palma in the direction of Santanyí.

Sa Torre belongs to the municipality of Llucmajor and is located directly on the waterfront.

The entire eastern part of the island is especially known for its beautiful beaches and coves with well-kept sandy beaches. These are awarded with the European Blue Flag for good bathing water. The beautiful natural beaches with crystal clear water in the southeast of the island are also easily accessible.

From the airport to Llucmajor it is just 15 km and due to the existing highway and the very well developed roads only 15-20 minutes driving time.

The municipality belongs historically to the wealthy communities of the island and therefore also has beautiful buildings, whose restoration often brings true treasures to light, including natural stone walls, round arches or gorgeous cool courtyards, which not infrequently offer space for a pool.

The clearly structured village consists mainly of typical Majorcan townhouses or villas with corresponding plots of land. The houses are mostly inhabited all year round, but are also used as vacation homes. This makes the municipality a pleasant place to stay at any time of the year and always lively, but without being overrun with tourists.

In Llucmajor you will find all year round open in addition to various restaurants and bars all things for daily needs, supermarkets, banks, hairdressers, cosmetics, laundry, massages and post office.







Fassade



Eingangsbereich



Wohnen



Wohnen



Küche



Wohnen





Galerie



Schlafzimmer



Abstellraum



Schlafzimmer



Ankleidezimmer



Ankleidezimmer





WC



Schlafzimmer



Ankleidezimmer



Bad/WC



begehbare Dusche



Treppenaufgang





Galerie



Balkon mit Treppe zur Dachterrasse



Balkon



Garten



Pool



Sauna





Barbacoa



Terrasse



Aussenansicht



Ausblick von der Dachterrasse



Ausblick von der Dachterrasse



Carport





Badezimmer



Schlafzimmer



Ankleidezimmer



Badezimmer



Schlafzimmer



Umgebung





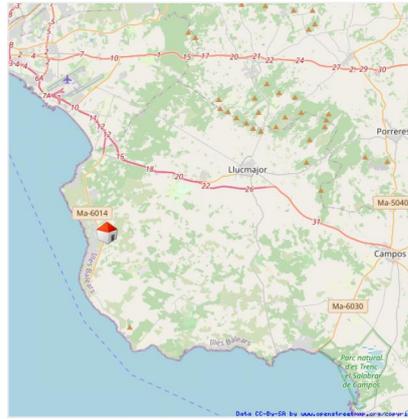
Umgebung



Umgebung



Lluçmajor Sa Torre



Region



Mallorca



Auslandsimmobilien





Kaufabwicklung



home4you Services



# Grundriss

## Grundriss EG



# Grundriss

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