

Townhouse with character, extensively renovated, ETL license, 5 bedrooms, jacuzzi, fireplace, garden

07200 Felanitx (Spain), Townhouse for sale

Object ID: 1580-23ES



Living area approx.: **187 m²** - Total space approx: **260 m²** - Zimmer: **7** - Purchase price: **670,000 EUR**



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Object ID	1580-23ES
Property Type	House, Townhouse
Address	(Mallorca) 07200 Felanitx Spain
Etagen im Haus	2
Living area approx:	187 m ²
Area approx.	73 m ²
Total space approx	260 m ²
Grundstück ca.	199 m ²
Zimmer	7
Schlafzimmer	5
Badezimmer	3
Terraces	1
Haustiere	erlaubt
Primary energy supplier	Electricity
Year of construction	1900
Condition	Partly/fully renovated
Available from	nach Absprache
Features	Air-conditioned, Chimney, Kabel-/Sat-TV, No cellar, Terrace, View onto the mountains, Washing/drying room
Purchase price	670,000 EUR



Objektbeschreibung

Townhouse with ETV rental license. Spend your vacations in Elgenheim and rent the remaining months this charismatic village house in Felanitx.

It is a traditional Mallorcan house. The house has recently been completely renovated. During the renovation a lot of attention was paid to coherence of the whole. Thus, historical elements were combined with modern.

Details such as floor tiles, wooden beams, fireplace, wooden carpentry and various other elements have been preserved and lovingly restored and staged.

The house has three double bedrooms, two bathrooms. One of them en suite.

The spacious dining room, which is open to the living room, has direct access to the large garden.

On the second floor there is another living room and a bedroom with a bathroom en suite. From the second floor you can access the roof terrace, which offers a charming space with spectacular views of the Tramuntana mountains and the village of Felanitx.

The pretty Mediterranean garden invites you to linger. A place of tranquility. There is a cozy corner with a lounge and a jacuzzi.

Take a seat under the orange and lemon trees.

There is a pre-installation for a swimming pool.

The property is located only five minutes walk from the center of the village.

Finally, an absolute highlight: the house has a vacation license for 5 people.

Features

- Air conditioner
- Jacuzzi
- ETV rental license
- Fitted kitchen
- Pool preinstallation
- garden
- GESA electricity
- Fireplace
- BBQ
- Outdoor shower
- Roof Terrace

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.

Sonstiges

Vacation real estate is an attractive investment.

If you want to invest your money with a good return and in a safe form, then real estate 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.

The southeast of the island is the region of Santanyi is hardly affordable, on the other hand, the region around Felanitx and Cas Concos is quickly accessible due to the new highway connection since 2021. Around 20-30 minutes drive from the airport, the region is highly interesting for investors and capital investors from all over Europe due to its currently favorable real estate prices.

More info at: www.home4you.info



Location

Felanitx is a quiet town on the south-east coast of Mallorca, not far from the towns of Santanyi, Campos and Manacor.

The town of the same name is located in a beautiful setting west at the foot of the mountain "Sant Salvador". The charming harbor town of Portocolom, which belongs to the municipality, should be emphasized. The bay of Portocolom with bathing possibilities is only about 15 km away and can be reached in a few minutes.

The entire eastern part of the island is especially known for its beautiful beaches and bathing bays 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 Felanitx it is about 65 km and due to the freeway existing since 2020 to Campos and the then very well developed roads only 40 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 dreamlike cool courtyards, which not infrequently offer space for a pool.

The clearly structured town consists mainly of typical Mallorcan townhouses or villas with corresponding plots of land. Most of the houses have small, mostly refreshingly cool inner courtyards (patio), or even small gardens. The houses are mostly inhabited year-round, but are also used as vacation homes. This makes the community a pleasant place to stay at any time of the year and busy all year round, but without being overrun with tourists.

In Felanitx you will find all year round open beside various restaurants and bars all things of the daily need, supermarkets, banks, hairdressers, cosmetics, laundry, massages and post office.

The next small supermarket only a few meters. All things of daily need are therefore well within walking distance.







Terrasse



ein Haus zum Wohlfühlen



modernes Stadthaus



Schlafzimmer



Haus mit ETV Vermietungslizenz



Gäste Schlafzimmer





Badezimmer



Duschbad



Wohnzimmer



Dachterasse



Garten



Whirlpool





Geschmackvoll gestaltet



Wohnzimmer



hübscher Schlafbereich



Haus mit ETV Lizenz und charm in Felanitx-17



Diele mit historischen Elementen

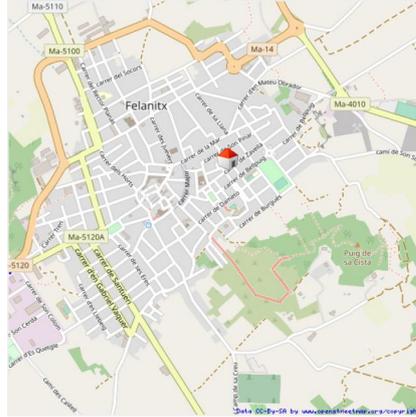


Küche

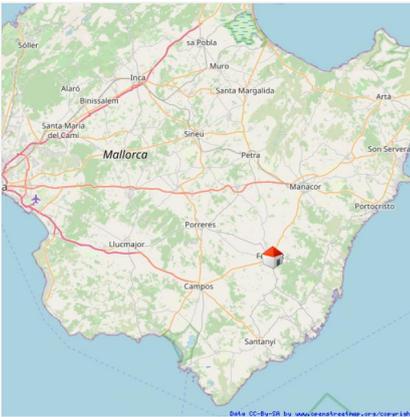




Aussenküche



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