

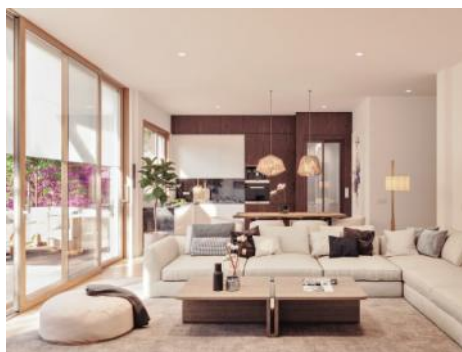
Colònia Sant Jordi

Reference 121972



High-quality, newly-built ground floor apartment with private garden and pool close to the sea in Colonia Sant Jordi

constructed area:	256 m ²	swimming pool:	✓
bedrooms:	2	energy certificate:	in process
bathrooms:	2		
balcony/terrace:	✓		
sea view:	-	price:	€ 800,000.-



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Details:

This exceptional, very spacious ground-floor apartment is under construction in a new residential complex in Colonia Sant Jordi. It is situated in an attractive location, only a few steps from the sea. Construction is already at an advanced stage and completion is planned for early 2025.

The apartment has a constructed area of approx. 256 sqm and impresses with an open and bright room concept including a spacious living/dining area with integrated, fully-equipped fitted kitchen. Large sliding glass doors allow the interior to flow almost seamlessly into the private garden, the absolute heart of the apartment, where a pool with a large sun terrace invites to relax and enjoy the Mallorcan sunshine. There are also 2 bedrooms and 2 bathrooms, one of which is en suite, both with direct access to a terrace.

There is also a private cellar area which could be used, for example, as a fitness room.

Further exclusive features include air conditioning and an underground parking space.

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Location & surrounding area:

Colonia de Sant Jordi is a popular holiday town in the South of the island. Surrounding the lovely marina are several restaurants and pubs, a promenade invites to a stroll.

Just beside it is the well known "Es Trenc" beach that with its white sand and turquoise water gives a Caribbean feel. On the other side is the beach of Es Dolc, which is one of the most clean beaches of the island.

The airport can be reached in 30 minutes, Palma in 35 minutes.

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Patio with private pool



Bright living area



One of 2 bedrooms



Second bedroom



Flat with 2 bathrooms



Modern bathrooms

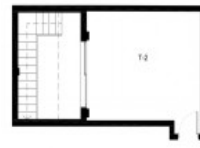
All information is correct to the best of our knowledge. Errors and prior sale excepted. This prospectus is purely for information purposes. Only the notarized deed of sale is legally binding.

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Community area with fitness area



Floorplan

VIVIENDA 2 DORMITORIOS Planta Baja y Patio Ingles Nº1	
SUPERFICIE CONSTRUIDA 206,32 m ²	
SUPERFICIE ÚTIL 218,04 m ²	
1. Salón-comedor-cocina	37,54 m ²
2. Paseo	2,52 m ²
3. Dormitorio	12,78 m ²
4. Dormitorio	11,21 m ²
5. Baño	4,58 m ²
6. Baño	4,09 m ²
7. Pasillo	18,68 m ²
8. Terraza descubierta	111,21 m ²
9. Patio inglés T-2	28,48 m ²

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