

Cala Llobards

Reference 115989




PORTA MALLORQUINA®
Your home. Our passion.

Enchanting villa in a prime location, within walking distance of the lovely beach of Cala Llobards and with a touristic rental licence

constructed area:	135 m ²	energy certificate:	d
plot area:	550 m ²		
bedrooms:	2		
bathrooms:	2		
sea view:	✓	price:	€ 669,000.-



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Details:

This enchanting Mediterranean-style house is situated in the small coastal village of Cala Llombards, close to the wonderful sandy beach and standing on a corner plot only a few metres from the sea.

Its living space of approx. 135 sqm is distributed over a living room, 2 bedrooms, one of which has a dressing room, a kitchen with dining area, 2 bathrooms, and a separate room with a small kitchen which could be used as guest accommodation.

The spacious and bright living room with fireplace and terrace access invites to pass agreeable time, and is connected to the separate kitchen and the other rooms.

During the construction of the bright and pleasantly-designed house typical Mallorcan materials were integrated into its appearance, producing a wonderful homely feeling, and the property has been repeatedly upgraded whilst paying great attention to detail.

The external area stands out due to the Mediterranean garden, where everything is lovingly laid out. An outside staircase leads up to a large roof terrace providing superb views of the sea and a storage room and bbq zone.

A touristic rental licence has been approved for 4 guests.

With this exceptional property your dream of a home in Mallorca can soon become reality.

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Location & surrounding area:

The picturesque Cala Llombards is situated in the south of Majorca, close to Santanyí and the village of Llombards. You will also find the beaches Mondragó and Figuera very close, whereas Cala Llombards is the quietest of them, and one of the most beautiful beaches of the island. The village breathes peaceful tranquillity. To reach Santanyí you need about 5 minutes, there are the best shopping possibilities.

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Charming terrace with seating area



Garden access



Access to the house



Beautiful living area with terrace access



Cozy fireplace for winter days



Adjoining dining area

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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Dining area next to the entrance



Bright kitchen with terrace access



One of 2 bedrooms



Beautifully bathroom with bathtub



Large bedroom with lounge area



Access to a further terrace

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Direct terrace access



Terrace with a lot of character



Bright shower bathroom



Summer house with kitchen



Outdoor shower



Roof terrace with sea views

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Coast



Coast

Escala de la calificación energética	Consumo de energía kWh / m ² año	Emisiones kg CO ₂ / m ² año
A más eficiente		
B		
C		
D	85.60	22.70
E		
F		
G menos eficiente		

Energy certificate

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