

Cala Mandia

Reference 120143



PORTA MALLORQUINA®

Your home. Our passion.

Beautiful newly-built villa for first occupancy in Cala Romantica

constructed area:	234 m ²	energy certificate:	in process
plot area:	720 m ²		
bedrooms:	3		
bathrooms:	3		
sea view:	-	price:	€ 795,375.-



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Details:

This modern villa for first occupancy is located within a spacious level residence where you can enjoy common leisure facilities and services. Whether shuttle service to the nearby beautiful beach of Cala Romantica, over different pool areas, wellness areas with sauna, gym or cinema and a small bar. Under the motto "Everything can, nothing must" there will be something for all individual needs to make every stay here a highlight for its residents.

The property itself has its own plot of about 720 sqm. The built-up area of about 234 sqm in total is distributed over 2 floors. This is composed of 130 sqm of living space, about 43 sqm of terraces and over 41 sqm of pergola area.

On the first floor one is welcomed by the spacious, modern, open plan living/dining area and fully equipped fitted kitchen. Next to it is a bedroom with bathroom en suite and a built-in closet. A separate small laundry room as well as a drying room and a guest toilet provide further comfort on this living level. Through 2 large sliding doors you can access the beautiful pergola.

Between the living and dining areas, a staircase leads to the second floor with 2 more bedrooms. Each of these two rooms has a built-in closet as well as a bathroom en suite. Highlights include 2 small terraces, each accessible from the bedroom, where privacy can be enjoyed. In addition, a larger terrace on this level provides pleasant relaxation.

Amenities:

- Central air conditioning with hot/cold function.
- Option: underfloor heating in both bathrooms and backlit mirrors
- Pre-installation of home automation; optional control of lighting and air conditioning
- Fully furnished and equipped kitchen with Bosch/Siemens appliances; optional Neff appliances
- PVC or aluminum exterior windows/doors (thermal break) including double glazing with air chamber
- Sliding or folding casement opening system

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Location & surrounding area:

The bay and the village Cala Mandía are situated on the east coast of Mallorca, just below Porto Cristo and belongs to the municipality of Manacor.

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Living area



Bedroom



Bathroom

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.