

## Sant Joan

Reference 118295A



PORTA MALLORQUINA®

Your home. Our passion.

Plot with valid construction licence for a project for a wonderful newly-built finca with lovely sweeping views in Sant Joan

plot area:	60.000 m <sup>2</sup>	water:	-
sea view:	-		
dev. Potential:	-		
building permit:	-		
electricity:	-	<b>price:</b>	<b>€ 550,000.-</b>



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### Details:

This approx. 60.000 sqm building plot in Sant Joan is quietly situated and already has a valid construction licence for a finca with a constructed area of around 430 sqm.

The finca planned will have 2 floor levels, and its living space will be distributed as follows: On the ground floor is the entrance area, kitchen, spacious living/dining room with direct access to a pergola, guest WC, and the main bedroom with en-suite bathroom. Housed on the upper floor will be 3 further double bedrooms each with bathrooms en suite, and a further living space. Two of the bedrooms have a private terrace.

There will also be further rooms including a utility room and a laundry room, and diverse terraces will surround the house. A pergola will give access to the 35 sqm pool with sun terrace.

In the cellar area is space for 3 vehicles, with more parking space in the exterior area. Power will be supplied by solar energy, with water from a well.

On the plot there is also another, approx. 200 sqm house suitable for agricultural use.

Construction could begin immediately!

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### Location & surrounding area:

Sant Joan is a municipality, situated in the center of the island in an area that is called Pla de Mallorca. The town was founded in the 13th century and is bordered by the municipalities of Petra, Porreres, Montuiri, Lloret de Vistalegre, Sineu and Villafraca. There aprox. 2000 habitants.



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Actual of the plot



Fincaproject with pool



Covered terrace by the pool



Open living and dining area



Open living and dining area



Open living and 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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Fully equipped kitchen with cooking island



Noble staircase



Bedroom with access to the terrace



Modern bathroom with walk-in shower



Large garden and exterior view



Finca with garage

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