

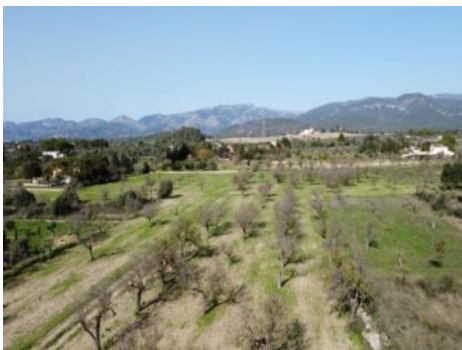
# Marratxi

Reference 121979



Fantastic newly built finca with pool and views of the Tramuntana mountains near Marratxinet

plot area:	22.000 m <sup>2</sup>	water:	-
sea view:	-		
dev. Potential:	329 m <sup>2</sup>		
building permit:	-		
electricity:	-	<b>price:</b>	<b>€ 3,200,000.-</b>



# Marratxi

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### Details:

This wonderful finca, 'Son Mulet', is presently under construction in a picturesque, tranquil setting with absolute privacy and surrounded by nature, although being optimally connected to the excellent local infrastructure.

The building licence is expected to be issued in the course of 2025, and the property can be purchased complete with house, key-in-hand, or alternatively it would be possible to purchase only the building plot together with the submitted building project at a price of €850,000.

The architect plans to harmoniously combine an elegant design with traditional natural-stone elements, offering the highest level of living comfort.

With a generous and very spacious living area of 291 sqm the house will include 4 spacious bedrooms, offering ample space for family and guests, with 3 stylish bathrooms and 2 additional WCs, ensuring maximum comfort and functionality.

The exterior area will impress with a generous terrace surrounded by the garden, which will be laid out and landscaped with Mediterranean plants. The pool landscape will have, apart from the large pool, a gym or changing room, a shower, and a separate WC.

With modern, energy-efficient installations and high-quality electrical appliances an environment-friendly way-of-life is assured. A deep, private well ensures the water supply, while a photovoltaic system combined with mains electricity will provide sustainable energy. Underfloor heating will assure pleasant temperatures on cooler days significantly increasing the living comfort.

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### Location & surrounding area:

Puntiro is a villa area which geographically belongs to the village of Portol. This wonderful little place is situated on a hill between the villages of Sa Cabaneta, Santa Maria del Cami and Marratxinet. All its plots of land have an area of between 7.000 and 9.000 sqm and, due to its elevated location its properties enjoy fantastic sweeping views. Puntiro is also to be recommended to golfers as the golf course of the same name is only about 1 km distant. The island capital Palma and the airport are only 12 minutes drive away.

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Plot with Tramuntana views



Beautiful construction project



Living and dining area



Bright dining area



Modern kitchen



Living comfort

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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One of 4 planned bedrooms



Cozy bedrooms



High ceilings



Another bedroom



Elegant bathrooms



One of 3 bathrooms

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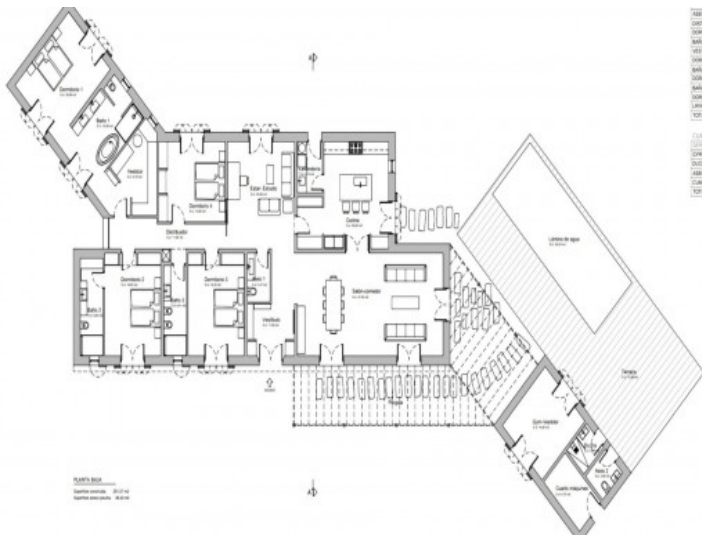
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Plot of 22.000sqm



Turnkey construction project



Floorplan

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PORTA MALLORQUINA • C./ CONQUISTADOR 8, 07001 PALMA  
TEL. +34 971 698 242 • INFO@PORTAMALLORQUINA.COM