

## Sol de Mallorca Reference 120960

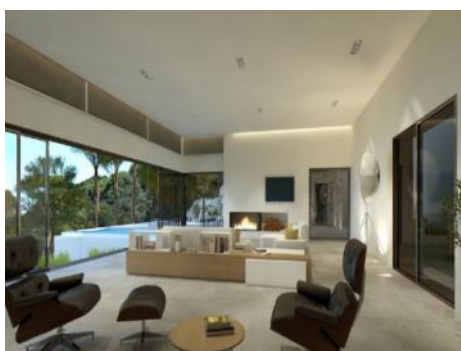


PORTA MALLORQUINA®

Your home. Our passion.

## Fantastic new villa project in Portals Vells with wonderful sea views

constructed area:	350 m <sup>2</sup>	swimming pool:	✓
plot area:	1.226 m <sup>2</sup>	energy certificate:	g
bedrooms:	4		
bathrooms:	4		
sea view:	✓	<b>price:</b>	<b>€ 2,850,000.-</b>



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### Details:

This fantastic new project is to be constructed on a plot of 1.226 sqm in Sol de Mallorca, and the project pictures show examples of how the future house could be built. Currently no project with valid licence exists. The price has been calculated at 2.680.000€, but may change depending on the construction materials chosen.

The villa will have 2 levels. Foreseen on the ground floor is a spacious living/dining area with access to a large terrace and to the swimming pool, a modern fitted kitchen, a guest bedroom with en-suite bathroom, and a 2-car garage.

Housed on the upper floor will be 3 bedrooms with en-suite bathrooms and wonderful panoramic sea views, one of which is the spacious master bedroom. All will have access to terraces.

Further features will include underfloor heating and hot/cold air conditioning.

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### Location & surrounding area:

Sol de Mallorca is situated amidst a forest of pine trees, offering little bays, nice quiet routes for walking and a "mini" harbour.

To the beach of Portals Vells, the so-called "three-finger-bay", the best way to go there is by boat and for those who can't, take the long way through the forest. On the main beach "Sa Platgeta" a very nice restaurant invites to have one of those typically mallorquin plates on its great terrace facing the sea, whilst the small beach of Cala Magó (only 28 by 29 meters) was not only shooting to fame because of its beauty, but also being the first officially nude beach of the municipal Calvia.

On the way to Sol de Mallorca there are two more beaches to be recommended, such as the Bella Donna with its white sand and the famous Cala Falcó with a cute chip shop offering food, drinks and music. A good connection to the highway, the nearness to various golf courses and the two harbours of Adriano and Portals converts this position into something very interesting.

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Front view and pool area



Living area with large window facade



Exterior view by night

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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