

**Portixol**  
Reference 112913H



  
**PORTA MALLORQUINA®**  
Your home. Our passion.

Wonderful, newly-built, 2-bedroom duplex penthouse apartment with jacuzzi and sea views in a luxurious residential complex in Nou Llevant, Palma

constructed area:	216 m <sup>2</sup>	swimming pool:	✓
bedrooms:	2	energy certificate:	in process
bathrooms:	2		
balcony/terrace:	✓		
sea view:	-	<b>price:</b>	<b>€ 2,550,000.-</b>



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### Details:

Luxurious 2-bedroom new-build penthouse with high-end fittings and exceptional design.

Xojay Residences offers comfort and service with excellent facilities and services, including a cafe, a private meeting room and various leisure / and communal areas such as the rooftop swimming pool, a modern gym, an elegant pavilion or the "Owners Lounge". Modern urban living is redefined here.

This duplex penthouse has a total area of around 215 sqm, distributed over 2 bedrooms and 2 bathrooms, one en suite and a 15 sqm terrace, the living area with open kitchen and a separate guest WC.

The 97 sqm roof terrace is equipped with an outdoor kitchen and a private Jacuzzi, as well as a lounge area. The apartment also has its own private elevator access.

The residential complex is equipped with a high-tech security system, video surveillance and a 24-hour concierge service.

Sustainability is a top priority here. Energy class A is achieved through the use of rainwater, intelligent planting and façade greening, as well as the use of high-quality materials. This is the first apartment building on the island to achieve this energy class.

The simple, modern RAW design line adorns this luxurious dream home and ensures a pleasant and clear living ambience. Extras such as a concept for the entire interior design can also be ordered.

Parking spaces in the building's own underground garage can be purchased for €30,000, including an electric charging station if desired.

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### Location & surrounding area:

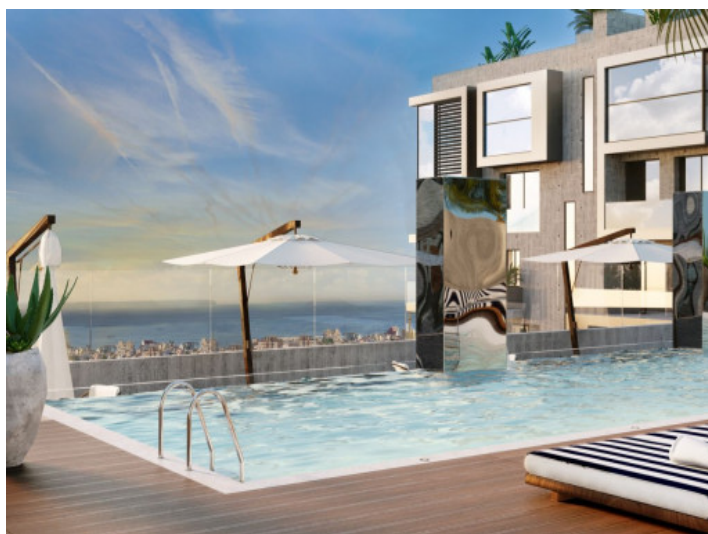
With unbeatable location just minutes from the beach (250 meters), Portixcol (200 meters), the old town and Puerto de Palma (500 meters), and the airport 10 minutes away.

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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Pool



Access



Exterior view



Dining area and kitchen



Bathroom



Bathroom

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Community area with gym

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