

## Santa Ponsa

Reference 120961



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

## Bright modern apartment in calm development at the golf course II in Santa Ponsa

constructed area: 176 m<sup>2</sup>  
bedrooms: 3  
bathrooms: 2  
balcony/terrace: ✓  
sea view: -

swimming pool: ✓  
energy certificate: e

**price: € 990,000.-**



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### Details:

This modern and bright apartment is located directly at the golf courses II & III of Santa Ponsa and in a very calm development.

You could even say that this residential complex is directly “on” the golf course, which is completely surrounding the development. There are 10 apartment buildings and several small houses as well as 4 pools.

This flat is situated at the rear of the complex offering direct views onto one of the golf courses. From the terrace, you can watch the golfers playing and enjoy the calm.

The property on the second floor has 176 sqm comprising 3 bedrooms, 2 bathrooms and a spacious kitchen with hatch towards the dining room, which is connected to the living room and therefore offers a lot of space.

The main bedroom with bathroom en suite and a small balcony as well as another bedroom are at the front of the flat separated by a large wooden sliding door creating a lot of privacy. The third bedroom is at the rear of the apartment and is accessed from the living room. It also leads onto the spacious balcony.

A 12-sqm storage room in the basement and a garage parking space for 2 cars belongs to this property. The entire flat has been equipped with marble flooring and new double-glazed windows. Furthermore there is a pre-installation for a fireplace that can be open at any time, if desired.

The flat is very modern and bright, ready to move in and invites you to feel at home.

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### Location & surrounding area:

Santa Ponsa is located only 20 minutes from the island capital of Palma in the south-west of the island. The town centre is grouped around an elongated bay surrounded by rock walls, and numerous typical Mallorcan and international restaurants, cafés and shops are located on the promenade which is separated from the beach area by a road. The beautiful sandy beach is orientated to the west so the sun can be enjoyed until late in the evening. Santa Ponsa has a good, year-round infrastructure and is suitable both for long walks, boat trips, cycling tours, swimming, tennis and golf. Wimbledon flair can be experienced on the tennis courts, where world tournament players competed at the opening in 2016, and a few minutes from the town centre is a picturesque yacht harbour, the Club Nautico. Santa Ponsa is today noted for its high standard of living, but also has historical importance. Near the town, on the Puig de Sa Morisca, was a Talaiot settlement dating from ancient times to the Moorish era. A little later, in the 13th century, Santa Ponça was the site of a major event for Mallorca - in September 1229 King Jaume I of Aragón landed with his army and led the reconquest of the island from the Moors and to commemorate this a monumental stone cross was erected. Every year during the first week of September the "Fiesta Rei En Jaume" takes place, the highlights of which are the reenactment of the battle and a procession.

Outside the town centre and nestled between 3 golf courses and Port Adriano is Nova Santa Ponsa, one of the most exclusive residential areas of the island. Here the Mediterranean lifestyle can be enjoyed amongst celebrities, and golf can be played in exclusive golf resorts. The beautiful apartments in well-kept grounds and dreamlike luxury villas have attracted wealthy tourists and residents from many different countries.

A special highlight is the new and very exclusive marina of Port Adriano, designed by the French architect Philippe Starck and one of the most modern ports in the Mediterranean. Motor and sailing yachts with a length of up to 90 metres can be housed here. The harbour, with its 2-storey pier stretching into the sea, has a modern design and offers a fine selection of businesses from fashion boutiques and restaurants up to yacht brokers. On the upper floor at the end of the pier the "Zanzibar" restaurant, well known from the island of Sylt, has secured the best position to enjoy the beautiful view and the sunshine in a modern ambience during the day, or the harbour atmosphere with a cocktail in the evening.



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Views to the golf course from the balcony



Views from the pool to the building



Spacious community pool area



Open living and dining area



Bright bedroom



Bedroom with balcony access

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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Bedroom with bunk bed



Bathroom with bathtub



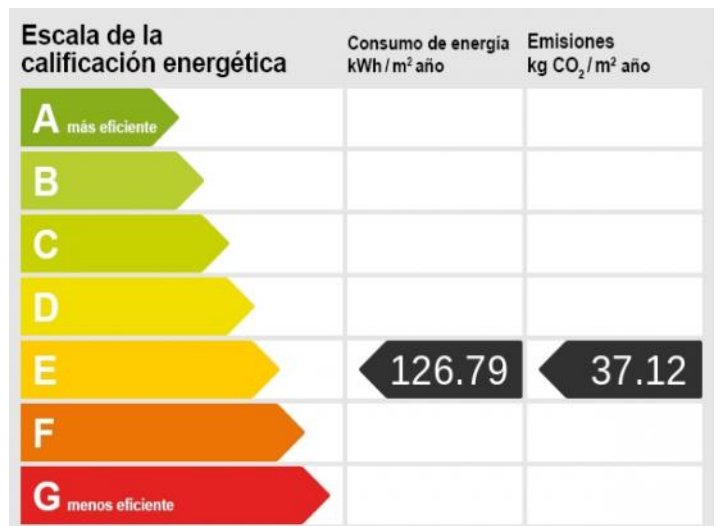
Bathroom with shower



Bathroom for guests



Sunny balcony



Energy certificate

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