

Palma City  
Reference 122634



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

## Modern 3-Bedroom New Build Apartment with Patio Underground Parking and Storage in a Prime Location

|                   |                    |                           |                  |
|-------------------|--------------------|---------------------------|------------------|
| constructed area: | 146 m <sup>2</sup> | swimming pool:            | -                |
| bedrooms:         | 3                  | energy certificate:       | in process       |
| bathrooms:        | 2                  |                           |                  |
| balcony/terrace:  | ✓                  |                           |                  |
| sea view:         | -                  | <b>long term rental*:</b> | <b>€ 2,800.-</b> |



\* Agency fee: 1.7 monthly rent plus 21% VAT  
Monthly rental fee - Rentals with contract period of minimum six months.

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### Details:

This exclusive new-build apartment for rent is located in a prime position in the very heart of Palma, combining urban living with modern comfort.

The bright apartment features 3 bedrooms and 2 stylish bathrooms and impresses with a well-designed layout and high-quality finishes.

A modern heat pump, underfloor heating, and central air conditioning in every room ensure a comfortable living environment throughout the year.

The highlight of the apartment is the private patio of approx. 32 sqm, accessible from the kitchen and two of the bedrooms, offering a quiet and sunny retreat in the city center.

The apartment can be rented furnished or unfurnished, allowing for maximum flexibility to suit individual needs.

A private underground parking space and a storage room are included in the rental price.

A rare opportunity to enjoy high-end new-build living in one of Palma's most sought-after locations.

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### Location & surrounding area:

Palma is Majorca's first city home to 400,000 inhabitants. In addition to the historic architecture of the Old Town such as the Arab Baths or the buzzing entertainment district of 'La Lonja', Palma offers many beaches, marinas and the famous promenade Paseo Marítimo, stretching miles along the seafront accommodating the ample leisure activities that take place there. Here unlimited bars and restaurants are to be found, along with the new convention centre and City Theatre Auditorium.

Throughout the year the city offers a wide cultural variety. Many shops can be found in the large shopping centre on the ring road 'Via Cintura'.

Also to be found in Palma is the only University of the Balearic Islands (UIB), the modern technology park 'Parc Bit', the largest concentration of international schools and the most modern hospitals (Clínica Planas and the new hospital Son Espases).

For transport, the city is one of the most modern infrastructures in Europe providing services such as the international airport "San Joan," the brand new Metro and the fully-developed and perfectly maintained road network.

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Living and dining



Living and dining



French balcony in the living room



Private patio



Master bedroom



Bathroom en-suite

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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View from Master Bedroom



Second Bedroom



Third Bedroom



Second Bathroom



Underground parking



Storage

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