Pollensa
Reference 077253

PORTA MALLORQUINA®
Your home. Our passion.

Elegant villa in Pollença with pool & guest house near the golf course

constructed area:	457 m²	swimming pool:	✓
plot area:	9.713 m²	energy certificate:	in process
bedrooms:	4		
bathrooms:	5		
sea view:	-	**price:**	**€ 1,950,000.-**

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Details:

This property is accessible via 2 entrances - a small door with an arch which leads into the entrance area of the house, and a gate with access for cars into the garden and parking area.

The house is elegantly built on only one level and consists of a bright living room with views of the outside terrace and the pool with access to the dining room and the kitchen, and 3 bedrooms with a bathroom en suite and fitted wardrobes. The main bedroom also has a small living room and leads directly to the terraces and the garden.

Close to the main house there is a guest house which can be reached after a short stroll through the Mediterranean woods which surround the house. Its living space is distributed, on the ground floor, over a living room with fireplace, a practical, open kitchen and a bathroom. The dining area is situated on a covered terrace next to the living room and is also accessible from the veranda of the house. On the first floor there is a bedroom with a romantic fireplace and an open terrace facing the woods.

The main house is surrounded by terraces which offer differing places to enjoy the island's wonderful climate both in the sun and the shade. These terraces also border the pool which has a lovely irregular shape and is sunny all day long. The remainder of the land has been left as natural wooded areas which are interspersed with paved and lit paths.

Inside the main house wood and ceramic bestow a comfortable Mediterranean atmosphere with the addition of modern insulated windows, air conditioning and underfloor heating.

Truly a very high quality property surrounded by nature with ample privacy, conveniently close to the historic and popular village of Pollenca and its golf course.

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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Location & surrounding area:

Pollensa, known by insiders as the "second capital" of the island, emanates a very special, even princely charisma. At the northern foothills of the Tramuntana mountain range, this romantic town offers a mountain panorama around the mountain Puig de Maria, which is the hallmark of this region. A rich, especially musical cultural activity offering and unique top real estate records, such as along the Calvario (Calvary) in the centre, or the peaceful classy residential district of La Font on the mountainside, and a stunningly beautiful rural setting on the adjacent valleys Vall d' en March, Vall D' Colonya and Vall D' Aixartell give this spot an incomparable charm. There is many a gem on offer which, along with a modern infrastructure is ideal for the perfect vacation property. Also for lovers of the traditional Majorcan town house, Pollensa is just the place - there are lots of properties to discover which have either already been completely renovated, or still have enough space for extra development.

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Pool area with sunloungers

Light-flooded living area

Living area with fireplace

Tasteful dining area

Kitchen with access to the terrace

Extraordinary master bedroom

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Further bedroom

Bathroom en suite

Further bathroom

Charming guest house

Living area and open kitchen in the guest house

Idyllic garden

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Cosy seating corner on the terrace

Sunny pool area

Pool area

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