

# Puerto Alcudia

Reference 119911



  
PORTA MALLORQUINA®  
Your home. Our passion.

## Rustic manor with pool and privacy on a large plot in the heart of Bonaire

|                   |                      |                     |                      |
|-------------------|----------------------|---------------------|----------------------|
| constructed area: | 425 m <sup>2</sup>   | swimming pool:      | ✓                    |
| plot area:        | 1.800 m <sup>2</sup> | energy certificate: | C                    |
| bedrooms:         | 5                    |                     |                      |
| bathrooms:        | 3                    |                     |                      |
| sea view:         | -                    | <b>price:</b>       | <b>€ 2,014,950.-</b> |



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### Details:

This is a truly remarkable villa, one of the oldest fincas in the region of Bonaire. Renovated in 1980, this property has been lovingly maintained throughout the years, ensuring its timeless appeal and enduring quality.

It features high wooden beams and natural stone walls, showcasing the villa's unique character. With a generous constructed area of 425 sqm and situated on a plot of nearly 1800 sqm, this villa offers ample space for comfortable living in a serene environment. Nestled in a quiet neighborhood in the green heart of Bonaire, this villa is surrounded by a nature reserve, providing a picturesque backdrop of natural beauty. As you explore the property, you'll be enchanted by the lovely tended garden that encircles the main house, creating a tranquil oasis of serenity.

Enjoy outdoor leisure and relaxation with the exterior amenities that include a 39 sqm pool, perfect for refreshing dips, and abundant privacy, allowing you to unwind in complete seclusion.

The main house itself spans approximately 370 sqm of living area distributed over two floors, offering spaciousness and flexibility. No matter the season, you'll stay comfortable with central oil heating, double glazed windows, and air conditioning.

This villa boasts four double bedrooms with built-in wardrobes and four bathrooms, including one en-suite. Additionally, there is a guest toilet for added convenience.

The kitchen features exquisite wooden finishes, adding warmth and elegance to the heart of the home. The spacious living and dining area is perfect for hosting gatherings and creating cherished memories with loved ones.

For those who enjoy outdoor cooking and entertaining, the villa also offers a BBQ area, allowing you to savor delicious meals in the open air.

Please note that this villa is sold without furniture, providing you with a blank canvas to customize and make it truly your own.

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### Location & surrounding area:

Alcudia, which in the Middle Ages was actually the original capital of Mallorca, offers one of the longest beach promenades of the island and has a correspondingly perfectly developed infrastructure, as well as some very interesting sub-areas that you should definitely be visited. Surrounded by an impressive city wall, the old town of Alcudia offers a strikingly clean and orderly appearance throughout and exudes a unique charm, especially at early evening. Many bars and restaurants of all type are spread over the town, and there is something for every taste. Also not to be missed is the extensive market on Tuesdays and Sundays. Alcudia, which is geographically situated on a peninsula but also offers two very interesting residential areas; Bonaire in the north and Aucanada in the south.



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Sunny pool area



Tranquil pool and terrace access



Covered terrace



Wintergarden with garden views



Rustic wintergarden kitchen



Cosy living area

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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Open dining area



Separate kitchen



Upper floor



Large bedroom



Fantastic dressing area



One of 5 bedrooms

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Bedroom with en suite bathroom



One of 3 bathrooms



One of 3 bathrooms



Large hall



Terrace and garden



Garden and exterior view

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Mediterranean garden



Access to the property

| Escala de la calificación energética | Consumo de energía kWh / m <sup>2</sup> año | Emisiones kg CO <sub>2</sub> / m <sup>2</sup> año |
|--------------------------------------|---|---|
| A más eficiente                      |   |   |
| B                                    |   |   |
| C                                    | 16.60                                       | 16.60   |
| D                                    |   |   |
| E                                    |   |   |
| F                                    |   |   |
| G menos eficiente                    |   |   |

Energy certificate

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