

## Colonia de San Pedro

Reference 077305



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

## Spacious sea-view villa in a quiet location on the harbour of Colonia Sant Pere

constructed area: 470 m<sup>2</sup>

energy certificate: e

plot area: 430 m<sup>2</sup>

bedrooms: 3

bathrooms: 3

sea view: ✓

**price: € 850,000.-**



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### Details:

This sea-view villa is situated in a quiet location right next to the harbour. Those seeking a property offering ample space to realise their living ideas will find this house ideal and with a total of approx. 430 of living space spread over 3 levels it offers ample space for even a large family.

Upon entering the unique spaciousness of the property is immediately apparent. On the ground floor is the living area, the kitchen, a bedroom with en-suite bathroom, and access to the pool and to the large main terrace.

The lower level houses a large recreation room with bathroom and a professional kitchen, suitable for special occasions. There is also a charming wine cellar (bodega), a wine connoisseur's dream.

This exceptional property has been continuously maintained and has a new pool and recently-installed oil-fired heating.

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### Location & surrounding area:

Colonia de Sant Pere lies in the municipality of Artà, the Majorcans call it lovingly the harbour of Artà. Wonderfully situated in front of the mountains of Mont Ferrutx, the village maintains the rhythm of the inhabitants, even in the summer it does not change a lot. With the construction of the new harbour the village has grown but because of the building regulations, there are no large buildings or hotels. Unforgettable sunsets are memories for visitors to this village.



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Large, covered terrace with sea views



Terrace with small pool



Living area with fireplace



Spacious living and dining area



Fully fitted kitchen



Double bedroom with 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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Further bedroom with built-in wardrobes



One of 3 bathrooms



One of 3 bathrooms



Large dining area in the basement



Rustic kitchen in the basement



Own wine cellar

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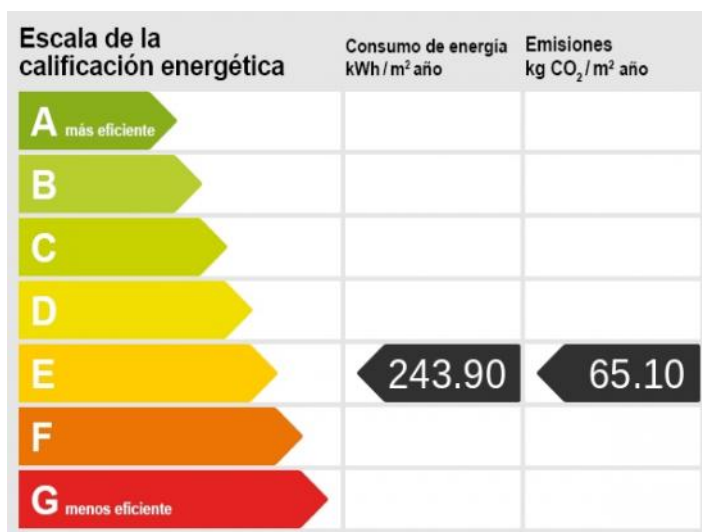
Entrance to the villa



Roof terrace with fantastic sea views



Exterior view of the villa



Energy certificate

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