

# El Terreno

Reference 078009



Urban retreat with pool and garage - Modern townhouse villa with spacious outdoor areas in El Terreno-Palma

constructed area:	320 m <sup>2</sup>	energy certificate:	in process
plot area:	162 m <sup>2</sup>		
bedrooms:	3		
bathrooms:	2		
sea view:	✓	price:	€ 1,490,000.-



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### Details:

This charming, two-storey townhouse with a high level of privacy is located in a quiet street in the sought-after El Terreno district of Palma.

The garage, a guest bedroom and a bathroom are located in the entrance area, before the spacious, open-plan living and dining area opens up.

The high-quality designer kitchen integrates harmoniously into the room concept and conceals a practical laundry room with additional storage space behind a cupboard front. The bright living area with stylish ethanol fireplace and dining area opens onto the spacious terrace - the focal point of the house.

The inviting terrace, clad in natural stone on different levels, offers several retreats and is ideal for cozy evenings with family and friends. The pool and the seating area, which is protected by a pergola, enjoy complete privacy. An external staircase leads to another terrace connected to the upper floor. Here you can enjoy the sun all day long.

On the upper floor is the master bedroom with direct access to the sun terrace and the converted attic, as well as a spacious bathroom with bathtub and adjoining dressing area. A further room on this level offers access to the duplex terrace with wonderful views of the artistic district of El Terreno. This room is currently used as a study.

Features include gas central heating, hot/cold air conditioning, water softening system, Sonos sound system, adjustable pergola, garage and an additional rented parking space.

A stylish retreat with urban character in a prime location in Palma.

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### Location & surrounding area:

El Terreno is a neighbourhood in the Poniente district of Palma de Mallorca, and is bordered by the sea, the woods of Bellver, and the torrents of Mal Pas and S'Algo.

Upon its hills there are fantastic villas, and charming and colourful low-built houses together with modern high residential buildings with sea views. The streets are narrow and steep, and inclines of 12% are not unusual.

Right next to Terreno is the nature-protection area Bellver Park with the famous Bellver castle. Here you can take long, beautiful walks, or just enjoy the fresh air and the wonderful views of the bay of Palma. The Paseo Marítimo, which follows the sea shore, is close by and makes El Terreno also very attractive for leisure-sport enthusiasts and walkers.

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Pool area



Pool area and terrace



View from the living area



Open kitchen



Dining area with fireplace



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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Entrance



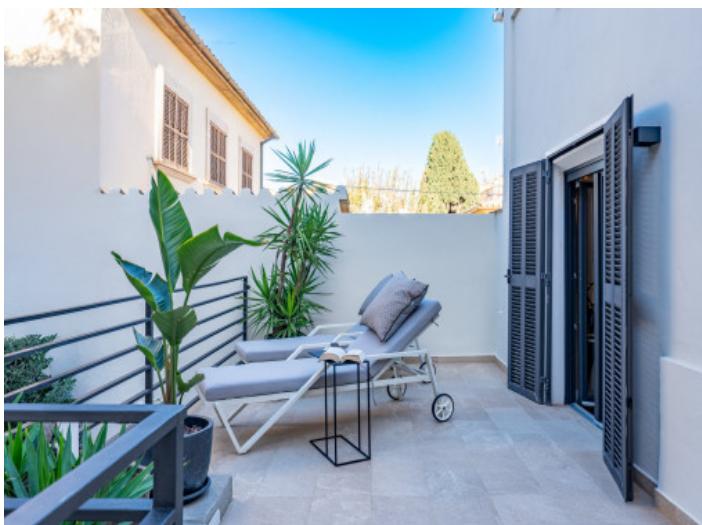
Bedroom on the lower level



Bathroom on the lower level



Master bedroom



Sun terrace from the master bedroom



Bathroom on the upper floor

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One of the 3 bedrooms



One of the 3 bedrooms



heating-underfloor-balcony-new



chimenea-kamin-heizung-calefaccion



Terrace in front of the bedroom



Pool

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