Portixol
Reference 078015

PORTA MALLORQUINA®
Your home. Our passion.

Modern newly built townhouse with pool, rooftop terrace and garage in Portixol

constructed area:	233 m²	energy certificate:	in process
bedrooms:	3		
bathrooms:	4		
sea view:	-		
		price:	**€ 3,250,000.-**

PORTA MALLORQUINA • THERESIENSTR.: 81, 80333 MUNICH
TEL. +34 971 698 242 • INFO@PORTAMALLORQUINA.COM

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Details:

This newly built townhouse is located in a sought-after area of Portixol, just a few minutes' walk from the charming harbor promenade. The beach is also within easy reach, while Palma's city center is only a short distance away. The airport can be conveniently reached in approximately 10 minutes by car.

The property offers a living area of around 153 m^2 distributed over 2 floors and impresses with its modern, open-plan layout.

On the ground floor, you are welcomed by a bright living area with large window fronts that allow plenty of natural light to flood the interior. The modern kitchen blends seamlessly into the open living and dining area. This level is complemented by a guest WC and a separate laundry room.
From here, you have direct access to the private outdoor area with garden and pool – perfect for relaxing and enjoying outdoor living.

Upstairs, there are 3 comfortable bedrooms, each with its own en-suite bathroom. A balcony running along the façade further enhances the pleasant and airy living atmosphere.

A particular highlight is the spacious rooftop terrace, which enjoys sunshine throughout the day and offers lovely views of the harbor. Preparations have already been made for the installation of an outdoor kitchen.

The architecture of the house is characterized by clean lines, light natural materials and high-quality finishes, combining modern comfort with elegant and timeless design.

The private garden features a pool of approximately 14 m^2 as well as several cozy seating areas. A garage also belongs to the property.

Additional features: air conditioning, garage, private pool, private garden, private terrace and laundry room.

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:

Portixol/Molinar is one of Palma's loveliest and most popular zones, both as a holiday destination and for real estate buyers.

Portixol is an old fishing harbour which has become one of the most popular areas of Palma, and its name means 'Harbour and Sun' in Mallorquin. It has excellent fish restaurants, great tapas bars and diverse cafes filled with life all year round and leaving no gastronomical wishes unfulfilled. Many are situated right on the sea with views of the small beach and the Club Nautic in Portixol. Sports enthusiasts such as cyclists, inline-skaters and walkers love the Paseo Maritimo which leads to Palma without gaps or interruptions, and the zone is completed by its many and varied shops and supermarkets and the large, modern sports centre.

Beach fans will also feel at home in the district of Portixol/Molinar. Both on Palma's town-beach Portixol with its very clean water but also in the small charming bays which can be found on the way from Molinar to Palma.

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Sunny roof terrace

Open living dining area

Design kitchen

Island kitchen

Bright bedroom

Master bedroom

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En suite bathroom

Spacious living dining area

Bedroom

Bathroom

Stylish staircase

Hallway

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