

Inca
Reference 122245




PORTA MALLORQUINA®
Your home. Our passion.

Beautiful and impressive property on the outskirts of Inca with fantastic views

constructed area:	700 m ²	energy certificate:	e
plot area:	7.413 m ²		
bedrooms:	6		
bathrooms:	5		
sea view:	-	price:	€ 2,490,000.-



Inca

Reference 122245



Details:

This spacious villa is situated in a quiet location with views over the rooftops of Inca and into the mountains. The Mediterranean plot has finca character due to its spaciousness. At the same time, you do not have to do without the amenities of a good infrastructure.

Once the electrically operated gate has opened, you drive onto the park-like 7,413 sqm plot. From here you can enjoy the view of an imposing palm-lined driveway at the end of which is the beautiful villa.

Built in 1991 and recently modernized, the villa offers a constructed area of over 700 sqm. It is entered through a pillared entrance portal. This is followed by the bright entrance hall with gallery.

The property has 6 bedrooms and 5 bathrooms. The spacious living and dining area with its luxurious open fitted kitchen is ideal for entertaining family and friends. The separate glazed pool house with new fitted kitchen, BBQ and fireplace is ideal for pool parties. The heated saltwater pool with jacuzzi is a highlight at any time of year.

The underground garage offers space for various vehicles. A separate wine cellar under the underground garage provides pleasantly tempered fine wines.

The modernization of this property has been professionally carried out using high-quality materials. The materials used include large-format tiles, elaborate filling technology for walls and parts of the façades, new home and pool technology, spectacular lighting, high-quality fittings, natural stone work and exclusive furniture and kitchen appliances from Gaggenau. Central heating with a heat pump for heating and cooling makes the property a comfortable home in both summer and winter.

Features:

- Central heating heat pump
- Individual, air conditioning hot/cold
- Well
- Pool house
- Heated saltwater pool
- Underground garage
- Wine cellar
- Automatic garden irrigation system
- and much more.

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.

Inca

Reference 122245



Location & surrounding area:

Inca, the centrally-located third largest city on the island, has everything needed for normal daily life and is well known as the centre of the shoe and leather industry in Mallorca. Its shoemaker guilds are the oldest in Mallorca, dating back to the Catalan conquest of the island in the 13th century.

The weekly market takes place every Thursday and the annual fiesta Dijous Bo of Inca is one of the major animal markets and festivals in Mallorca. The beaches of the Bay of Alcudia and the city of Palma are only 20 minutes away, and a large number of roads lead to all other parts of the island.

Inca
Reference 122245



Fantastic entrance area



Exceptional property



Entrance hall



Staircase to the upper floor



Large kitchen with dining area



Bedroom

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.

Inca
Reference 122245



Further bedroom



Fantastic bathroom



Further bedroom



Further bedroom



Terrace on the upper floor



Summer kitchen

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.

Inca
Reference 122245



Pool



Pool with view to the summer kitchen



Alternative view



Great driveway with palm trees



Bird's eye view



Bird's eye view

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.

Inca

Reference 122245



Bird`s eye view

Escala de la calificación energética	Consumo de energía kWh / m² año	Emisiones kg CO ₂ / m² año
A más eficiente		
B		
C		
D		
E	16.83	62.40
F		
G menos eficiente		

Energieskala

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.