

# Cala d'Or

Reference 078022



PORTA MALLORQUINA®  
Your home. Our passion.

## Luxury villa with large pool in Cala d'Or

constructed area:	210 m <sup>2</sup>	swimming pool:	✓
plot area:	555 m <sup>2</sup>	energy certificate:	in process
bedrooms:	4		
bathrooms:	3		
sea view:	-	<b>price:</b>	<b>€ 1,995,000.-</b>



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### Details:

This elegant luxury villa, built in 2021, impresses with its excellent location, modern design, and well-thought-out layout. Just 200 meters from the marina and only a 5-minute walk to the nearest beach, it offers the perfect setting for both permanent living and exclusive holiday stays.

The property features approximately 210 m<sup>2</sup> of living space on a plot of around 555 m<sup>2</sup>, with spacious and light-filled interiors. The heart of the home is the open-plan living area, seamlessly combining the living room, dining area, and a modern kitchen—ideal for everyday living and entertaining.

The villa offers 4 bedrooms, including a stylish master bedroom with en-suite bathroom, as well as two additional fully equipped bathrooms. High-quality materials and contemporary design create a sophisticated yet comfortable atmosphere.

Highlights include a spacious rooftop terrace with multiple uses, a private pool, and a well-designed lighting concept both indoors and outdoors.

For maximum comfort, the property is equipped with air conditioning, underfloor heating, a smart home system, and an alarm system.

This villa is ideal for owner-occupiers—whether as a luxury holiday home, for boat owners due to its proximity to the marina, or as a permanent residence in an exclusive setting.

A property that perfectly combines modern living, prime location, and lifestyle quality.

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### Location & surrounding area:

Cala d'Or, the golden bay, is located in the southeast of Mallorca, right by the sea. The white houses of this resort specialized on the needs of international guests are outstanding from the slightly hilly and green backcountry.

The legendary marina attracts lovers of recreational crafts from all over the world. Right by the marina, there is a beautiful boulevard with a large selection of good restaurants and bars, ideal for strolling. For those wanting to be active, the beautiful golf course of Vall d'Or, several small bays as Cala Esmeralda and a versatile range of water sports possibilities offer numerous alternatives for the best time of the year.

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Terrace



Pool



Living room



Front view



Kitchen



Open 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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Kitchen



Living room



Entrance



Masterbedroom



Masterbedroom



Guest bedroom

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Family bathroom



En-suite bathroom, master bedroom



Balcony



Roof terrace



Terrace



Elegant villa in Cala d'Or

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Pool



View from the balcony



Rear view

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