

Puerto Andratx

Reference 119491




PORTA MALLORQUINA®
Your home. Our passion.

Extravagant designer-villa in Port d'Andratx

constructed area:	553 m ²	swimming pool:	✓
plot area:	1.350 m ²	energy certificate:	in process
bedrooms:	5		
bathrooms:	6		
sea view:	✓	price:	€ 6,950,000.-



Puerto Andratx Reference 119491



Details:

This stunning property is being built in a prime location with a beautiful view of the port of Andratx. Nestled in the idyllic surrounding countryside, it combines luxurious living with natural beauty and offers a tranquil and exclusive atmosphere.

The villa extends over 553 sqm of living space on a 1,350 sqm plot. Spread over three floors, it offers five spacious bedrooms, three of which are equipped with luxurious en-suite bathrooms. The first floor area includes a spacious living and dining area with a fully equipped open kitchen that leaves nothing to be desired. A modern home cinema and sliding doors to the outside area complete the offer.

The absolute highlight of this property is the heated infinity pool, which offers breathtaking views of the harbor. This luxurious pool area invites you to relax and enjoy, while the extravagant outdoor kitchen creates the perfect conditions for sociable BBQ evenings. Two covered terraces and a cozy lounge area offer additional space for relaxation and leisure activities.

The house is built to the highest quality standards. It is fully air-conditioned and is equipped with a 30 kW photovoltaic system, which makes the property around 85% energy self-sufficient. The frameless windows allow daylight to flow unhindered into all rooms and create a bright and friendly living atmosphere. A modern electric charging station in the garage provides additional convenience and sustainability.

Puerto Andratx

Reference 119491



Location & surrounding area:

Port d'Andratx is one of the best-known natural harbours in Mallorca, once a modest fishing village which, over the years, has become one of the most popular and exclusive areas on the island with its exceptional villas, luxury hotels and nautical activities and numerous high-quality gourmet restaurants serving every kind of international delicacy.

Apart from its bars, boutiques and restaurants Port d'Andratx is surrounded by wonderful Mallorcan nature, including the bathing bays of Cala Llamp, Cala Moragues, and Cala d'Egos offering pure relaxation. The fishing way-of-life of the harbour, however, has never been displaced and in fact is expanding, reflected in the fish market which takes place after the arrival of the fishing boats at the pier.

There are also monuments in the harbour of great historic and architectural interest, such as Sant Carlos on the pier, or the defensive towers.

The unforgettable sunsets and the unique flair which make the area so unique can best be celebrated at the end of the day accompanied by an enjoyable glass of wine at the side of the harbour.

Puerto Andratx

Reference 119491



Infinity pool with harbour views



Lightflooded living area



Stylish interior design



High-quality interior



Bathroom with stunning views



Exterior view of the villa

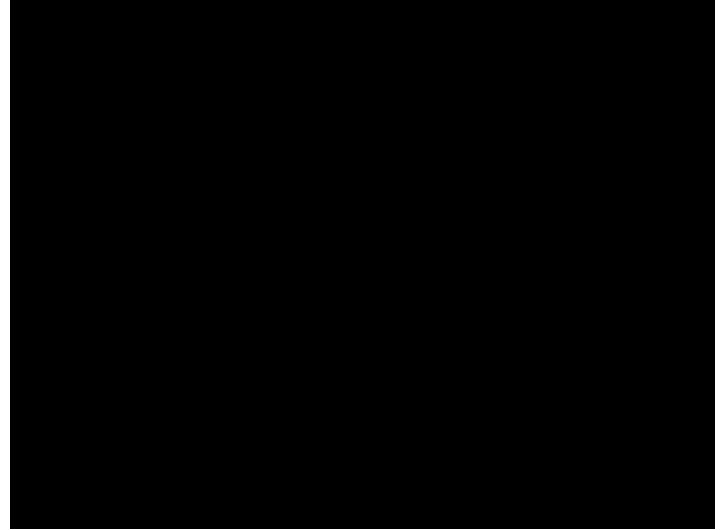
All information is correct to the best of our knowledge. Errors and prior sale excepted. This prospectus is purely for information purposes. Only the notarized deed of sale is legally binding.

Puerto Andratx

Reference 119491



Access to the villa



PMA Energiezertifikat2

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.

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