



Property: C916SR

Luxury townhouse for first time occupancy after renovation with harbor view

Terraced house, Port d'Andratx

3.580.000,00 €

Data overview

PropNo	C916SR
Type of property	House
Kind of property	Terraced house
Type of use	Residential
Type of commercialization	Purchase
Postcode	07157
City	Port d'Andratx
State	Balearic islands
Additional geographical information	Puerto Andratx
Constructed area	approx. 186 sqm
Living area	approx. 123 sqm
constructed area	approx. 186 sqm
Number of bedrooms	4
Number of bathrooms	3
Number of rooms	5
Number of sep. toilets	1
Balcony/terrace area	approx. 51 sqm
Waste water connection	Yes
Roof shape	Flat roof
Construction style	Massive
Name of the community	Porto Blanco I
Year of construction	1990
Number of buildings	1
Number of floors	2
Number of residential units	5
Elevator	No lift
Swimmingpool	Yes
Sea view	Yes
Kitchen	Fitted kitchen, Open kitchen
Guest toilet	Yes

Heating type	Underfloor heating, Air Conditioning hot / cold (central)
Combustion	Wind / Water heat pump
Floor	Stone, Parquet
Window	Double glazing, aluminium
Cable Sat TV	Yes
Balcony	Yes
Terrace	Yes
Roof terrace	Yes
Year of construction	2023
Condition	First occupancy after refurbishment
Purchase price	3.580.000,00 €

Highlights

Top class townhouse, completely refurbished in 2023, central location, spectacular views over the harbor and to the sea, large communal pool, modern Mediterranean style, very high quality materials and fittings, living/dining area, open kitchen, utility room, 4 bedrooms, 3 bathrooms, guest toilet, 2 terraces (18m² and 16m²), roof terrace with BBQ area (34m²), air heat pump for underfloor heating and air conditioning, gas fireplace, ventilation system when not in use, exclusive wooden floors and natural stone floors, handmade built-in furniture from Austria, domotic system (KNX Smart Home System), SONOS sound system, high-quality furniture included

Description

The luxury terraced house offers in the main area (first floor + upper floor) a beautiful living / dining area with open kitchen, a utility room, two terraces with sea and harbor views, three bedrooms, two bathrooms and a guest toilet. There is also a separate guest apartment in the basement with a living room, bedroom and bathroom. Another highlight is the sensational roof terrace with BBQ area and unique views over the entire harbor. The communal area offers further terraces, a beautiful pool and Mediterranean gardens.

Energy certificate: C

The following additional purchase costs are not included in the price:

Land transfer tax, costs for notary and land registry, costs for gestoría/tax office/lawyer

All details are based on information provided by the owner. No liability is assumed for the accuracy, completeness and up-to-dateness of the data. Subject to changes, prior sale and errors excepted.

Location

The terraced house has a very special central location in the beautiful harbor of Port Andratx. The center, the marina and the beaches are within easy walking distance. The golf course in Camp de Mar can be reached in 5 minutes by car and the island capital Palma de Mallorca in approx. 30 minutes by car.

Other data

This terraced house in Port Andratx is offered to you by your real estate agent HOLZMÜLLER - Real Estate Mallorca (exclusive partner of the real estate portals APART BALEAR and LUXUSIMMOMALLORCA.COM). For further questions you can reach us at info@holzmueller-mallorca.com or by Whatsapp / phone at 0034 603 367 779.

The details are based on information provided by the seller and are passed on by us without assuming any liability. We will of course check this information before any sale by obtaining an extract from the land register.

Images



Web-2



Web-3



Web-4



Web-5



Web-6



Web-7



Web-8



Web-9



Web-10



Web-11



Web-12



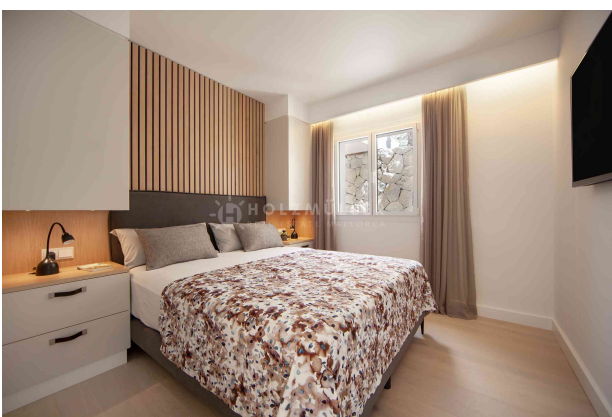
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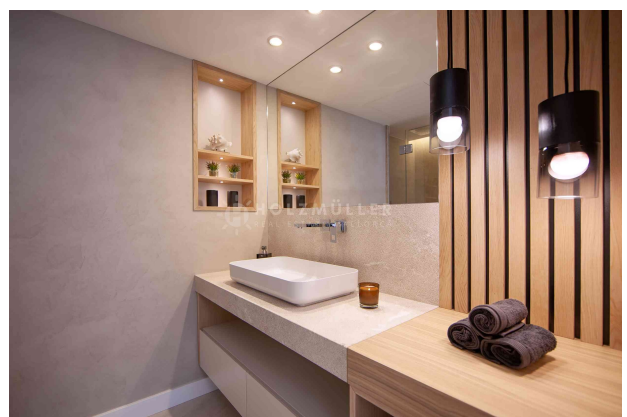
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Web-15



Web-16



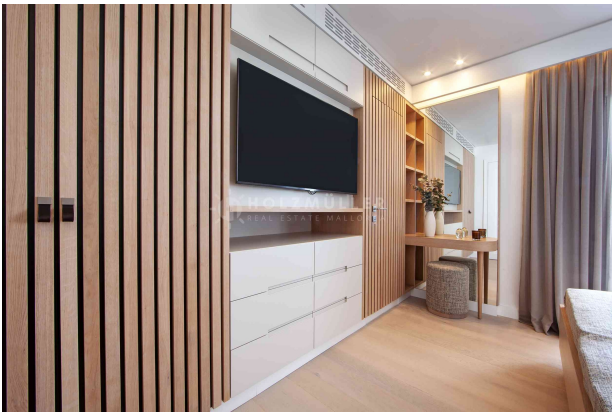
Web-17



Web-18



Web-19



Web-20

Your contact person

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