



# UNITED MALLORCA

## REAL ESTATE



### LUXURY APARTMENT CLOSE TO THE MARINA PORT ADRIANO

<b>Price on application</b>		Reference No.:	<b>101190</b>
Rental Price:	<b>€ 0</b>	Term:	
Area:	<b>Southwest</b>	Location:	<b>Santa Ponsa</b>
Property type:	<b>Apartments</b>	Year of construction:	<b>2001</b>
View:	<b>Pool</b>	Front line Properties:	<b>No</b>
Plot size:	<b>0 m<sup>2</sup></b>	Heating:	<b>Air conditioning h/c</b>
Constructed area:	<b>164 m<sup>2</sup></b>	Air conditioning:	<b>Yes</b>
Terrace:	<b>40 m<sup>2</sup></b>	Parking:	<b>Garage</b>
Bedrooms:	<b>3</b>	Pool:	<b>Yes</b>
Bathrooms:	<b>3</b>	Furnishing:	<b>Unfurnished</b>

### PROPERTY DESCRIPTION

This well-kept apartment is situated in the Golf area of Nova Santa Ponsa, close to the from Philippe Starck designed marina Port Adriano with its fine restaurants and boutiques and sandy beach.

The Southeast-facing property has a constructed area of about 164 sqm and offers several covered terraces of approx. 40 sqm in total.

In front of the entrance is a private space which is separated with an iron gate. The apartment consists of a hall with built-in wardrobes, living dining room of approx. 35 sqm with pre-installation for a fireplace, master bedroom and second bedroom each with bath en suite, double bedroom, shower bath and a fully equipped kitchen with utility room.

Features: unfurnished, integrated air conditioning hot/cold, underfloor heating in the bathrooms, marble floors and baths, aluminum windows with double glazing, aluminum shutters, several built-in wardrobes, alarm system, satellite TV, free of charge Wi-Fi and video intercom.

The building is equipped with a lift which leads to the underground parking space and storage room. The luxury complex is wheelchair accessible and offers a lagoon community pool with sun beds, palm garden and sauna building with showers and toilets.

- Subject to errors, changes, or withdrawal without prior notice. The Exposé is for guidance only. The only legal basis is the notarized sales contract -



# UNITED MALLORCA

## REAL ESTATE

