

Energy-efficient newly built finca with far-reaching views in a quiet location not far from Ses Salines



general:

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|-------------------------|-------------------|---------------------|----------------|
| object number external: | KPSO736 | as from: | 17.07.2025 |
| usage: | habitation | marketing method: | purchase |
| property: | House | construction year: | 2024 |
| place: | 07640 Ses Salines | living space: | 220,00 m² |
| Floor space: | 253,39 m² | Total size of site: | 20.128,00 m² |
| Number of Rooms: | 4,0 | Number of bedrooms: | 3,0 |
| Number of bathrooms: | 3,0 | Condition: | first time use |

prices:

| | |
|-----------------|----------------|
| purchase price: | 2.190.000,00 € |
|-----------------|----------------|

energy certificate:

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|-------------------------|----------------|------------|---------------|
| value class: | A | beaconing: | air heat pump |
| primary energy sources: | Luftwärmepumpe | | |

contact person:

| | | | |
|----------|---------------------------------------|--------|------------------|
| company: | KENSINGTON Artà & Santanyi (Mallorca) | name: | Martina Albrecht |
| street: | Carrer de Ciutat 22 | place: | 07570 Artà |
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Infrastructure:

Description:

This special new-build finca in a quiet yet central location just outside Ses Salines was completed in 2024 and designed by the renowned architect Pere Martínez Pica. The special construction method combines traditional Mallorcan elements with the latest standards, such as a natural stone façade made of stones from the plot and energy-efficient insulation.

You enter the finca directly into the open-plan living area, where the kitchen, dining and lounge area flow seamlessly into one another and open up to the terrace and garden with a 48 m² saltwater pool via large window fronts.

The large window fronts of the living area open onto a spacious covered terrace and the garden and pool area, with beautiful views on all sides over the fantastic plot and the extensive Mallorcan landscape.

In the side wing of the building there are 2 spacious bedrooms, one with an en-suite bathroom. The large window fronts provide direct access to the beautifully landscaped garden area with automatic and sophisticated garden irrigation. The corridor leading to the side wing also houses a laundry room and a guest WC.

A staircase leads to the master bedroom on the second floor with a large en-suite bathroom and terrace with sensational views over the fields and countryside in front of Ses Salines. Here it is possible to create a fourth bedroom by closing the terrace.

The finca has a self-sufficient electricity supply, an energy-saving air heat pump, underfloor heating and room-by-room controllable air conditioning. It also offers a garage, a large pool with outdoor shower and a terrace with BBQ area and panoramic views. With a capacity of 30,000 liters of water in the cisterns and an intelligent irrigation system, the finca is also well equipped in terms of sustainability

On the beautiful, gently sloping plot of over 20,000 m² there is also an old hut made of natural stone walls, which could be converted into an apartment or studio of around 20 m².

Location:

The village of Ses Salines is located in the southeast of the island, only about 40 minutes from the airport and also very close to the well-known Santanyi. It has preserved its Mallorcan origin and offers a good selection of restaurants and cafes, which invite you to linger.

In Santanyi, 5 minutes away, you will find numerous stores and restaurants as well as the island's famous town market, which is organized on Wednesdays and Saturdays. In the nearby towns of Cala Figuera, Porto Petro and Sa Rapita you can explore the picturesque harbor promenades or take advantage of the wide range of tourist sports and leisure activities.

Many beautiful sandy beaches such as the Es Trenc beach and romantic bays like Cala Mondragó or Platja d'es Carbó invite you to swim and relax.

The airport can be reached in about 40 minutes.

Equipment description:

- large bright living room with open kitchen
 - 3 bedrooms with en-suite bathrooms
 - Master suite on the upper floor with large terrace
 - 1 guest WC
 - 1 laundry room
 - 1 outside WC
 - Technical room
 - Climalit windows of the latest generation
 - garage
 - historic casita
 - Self-sufficient power supply through solar cells
 - Emergency generator
 - Herb garden
- > Energy efficient
- > Underfloor heating with energy-saving air heat pump
- > Large cistern

images









