



**KENSINGTON**<sup>®</sup>

Finest Properties International

# Fantastic finca with pool, ETV license and panoramic views as far as the sea



## general:

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<b>object number external:</b>	KPNO779	<b>as from:</b>	04.12.2024
<b>usage:</b>	habitation	<b>marketing method:</b>	purchase
<b>property:</b>	House	<b>construction year:</b>	2006
<b>place:</b>	Sant Llorenç des Cardassar	<b>living space:</b>	200,00 m <sup>2</sup>
<b>Floor space:</b>	216,00 m <sup>2</sup>	<b>Total size of site:</b>	7.103,00 m <sup>2</sup>
<b>Number of Rooms:</b>	5,0	<b>Number of bedrooms:</b>	4,0
<b>Number of bathrooms:</b>	2,0	<b>Condition:</b>	groomed

## prices:

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**purchase price:** 1.890.000,00 €

## energy certificate:

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## contact person:

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<b>company:</b>	Martina Albrecht S.L.	<b>name:</b>	Martina Albrecht
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## Infrastructure:

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## Description:

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Welcome to your new home! This beautiful finca with a rental license impresses with its wonderful location with panoramic views as far as the sea and the lovingly designed interior and exterior.

A true paradise awaits you here on a spacious plot of 7100 m<sup>2</sup>. The outdoor area impresses with a magnificent 50 m<sup>2</sup> pool, which provides a refreshing cool-down on hot summer days. Enjoy the sun on one of the cozy terraces or let your gaze wander over the green hilly landscape - a panoramic view that is second to none.



The interior of the property extends over a generous 180 m<sup>2</sup> of living space and offers you plenty of room to unfold. The open-plan living and kitchen area invites you to spend convivial hours with family and friends. Here you can cook and eat together and enjoy life to the full. On cooler evenings, the fireplace provides warmth and creates a cozy atmosphere.

Another highlight of this property is its own well, which guarantees you an independent water supply. The property also has a rental license for tourist purposes, giving you the opportunity to make a profit from this fantastic property.

Location description:

The location of this property is simply magical. Nestled in a green hilly landscape, it offers you absolute peace and relaxation. Here you can escape the stress of everyday life and enjoy nature to the full.

Conclusion: This property is a real gem that leaves nothing to be desired. With its beautiful outdoor area, lovingly designed interior and enchanting location, it offers you everything you need for a happy home. See this dream property for yourself and arrange a viewing today!

Features: own well, hot/cold air conditioning, underfloor heating via air-heat pump, 12 KW photovoltaic generator, 50 sqm pool, ETV tourist license, 2023/24 completely renovated including the pool

Please contact us for further information: +34 670 275 663 or [arta@kensington-international.com](mailto:arta@kensington-international.com)

## Location:

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The finca is in a prime location with easy access to Sant Llorenç, Manacor and Artà.

Sant Llorenç is a small traditional village in the northeast of Mallorca and offers everything a lover of nature and tranquillity could wish for. Here you will find the cycling and hiking trail "Via Verde", various cozy restaurants and stores for daily needs.

Manacor is also just a few minutes away by car. Here it is always worth taking a long stroll through the many boutiques, the beautiful decoration and furniture stores or visiting the daily vegetable market. The second largest city on the island not only offers top shopping facilities and a general medical hospital, but also the Rafael Nadal Academy, an international school with a very good reputation.

In Artà, you can immerse yourself in Mallorcan life all year round, explore galleries and boutiques or enjoy culinary delights in historic courtyards. A wide range of activities for hikers, cyclists and golfers and of course many water sports options, as well as three well-equipped marinas make the northeast a year-round destination.

Colonia St. Pere is a dreamy place away from mass tourism. Here you can still find the original Mallorca. The town has a marina and, with its excellent cafés and restaurants on the beach promenade, is very popular for enjoying the sunset with a glass of wine and good food.

Other countless beaches and bays can also be reached in around 20 minutes by car.

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