

## Historic natural stone finca in Artà - privacy, nature & Mediterranean lifestyle



## general:

|                         |            |                           |              |
|-------------------------|------------|---------------------------|--------------|
| object number external: | KPNO901    | as from:                  | 05.08.2025   |
| usage:                  | habitation | marketing method:         | purchase     |
| property:               | House      | construction year:        | 1991         |
| place:                  | 07570 Artà | living space:             | 267,85 m²    |
| Floor space:            | 547,91 m²  | Total size of site:       | 35.810,00 m² |
| Number of Rooms:        | 7,0        | Number of bedrooms:       | 5,0          |
| Number of bathrooms:    | 4,0        | number of parking spaces: | 2,0          |
| Condition:              | groomed    | Interior cat.:            | standard     |

## prices:

|                 |                |
|-----------------|----------------|
| purchase price: | 1.500.000,00 € |
|-----------------|----------------|

## energy certificate:

|                         |       |            |       |
|-------------------------|-------|------------|-------|
| value class:            | D     | beaconing: | solar |
| primary energy sources: | Solar |            |       |

## contact person:

|          |                                       |        |   |
|----------|---------------------------------------|--------|---|
| company: | KENSINGTON Artà & Santanyi (Mallorca) | name:  | KENSINGTON Finest Properties International Mallorca |
| street:  | Carrer de Ciutat 22                   | place: | Verdostea   |
| www:     | www.kensington-arta.com               |        |   |

## Infrastructure:

## Description:

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This enchanting natural stone finca is a real hideaway for anyone who appreciates peace, authenticity and freedom. Surrounded by the unspoiled countryside near Artà, in the picturesque "Es Murteret" area of the renowned Predio Carrossa, the property offers an exceptional living ambience on a spacious plot of approx. 35,810 m², combining traditional construction with modern comfort.

The main finca comprises 267.85 m² of living space on two levels. There is also a storage room (128.61 m²), a separate casita (35.70 m²), a stable (39.99 m²) and covered porches (38.61 m²). A highlight is the spacious pool (approx. 38 m²), which is perfectly embedded in the Mediterranean garden.

With a total of five bedrooms and four stylish bathrooms (some en suite), the finca offers plenty of space for family and guests. The cozy living area with fireplace creates a pleasant atmosphere even on cooler days. The traditionally designed kitchen opens out onto the terrace with beautiful views of the surrounding countryside. Sunny and shady areas invite you to relax or socialize.

Particularly noteworthy is the finca's complete self-sufficiency: its own well and a powerful photovoltaic system enable an independent supply of water and energy - sustainable and future-proof.

A property full of character that combines originality with living quality - perfect for anyone who wants to live consciously and enjoy the tranquility of Mallorca to the full.

## Location:

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The finca is situated in a quiet location near Artà, surrounded by Mediterranean nature and offers absolute privacy. The center of Artà with restaurants, markets and stores can be reached in a few minutes. Fantastic beaches such as Cala Torta and Cala Agulla as well as golf courses in Capdepera and Canyamel are just a short drive away. Ideal for anyone looking for peace and nature with excellent connections.

## Equipment description:

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- Plot size: approx. 35,810 m²
- Living space: spacious with traditional natural stone elements
- 5 bedrooms
- 4 bathrooms
- Cozy living area with fireplace
- Traditional kitchen with access to the terrace
- Several terraces, sunny and shady
- Lovingly landscaped outdoor area
- Completely self-sufficient: own well and powerful photovoltaic system
- Quiet location near Artà
- Authentic Mallorcan architecture with wooden beamed ceilings and natural stone walls



- Pool with approx. 38 m<sup>2</sup>

## images

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KA114CN R.Web 008



KA114CN R.Web 007



KA114CN R.Web 010



KA114CN R.Web 025



KA114CN R.Web 024



KA114CN R.Web 026





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KA114CN R.Web 028



KA114CN R.Web 011



KA114CN R.Web 013



KA114CN R.Web 003



KA114CN R.Web 004

