



**KENSINGTON**<sup>®</sup>  
Finest Properties International

# Innovative new build finca in romantic location near Arta!



## general:

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<b>object number external:</b>	KPNO584	<b>as from:</b>	27.09.2024
<b>usage:</b>	habitation	<b>marketing method:</b>	purchase
<b>property:</b>	House	<b>place:</b>	07570 Artà
<b>living space:</b>	283,00 m <sup>2</sup>	<b>Total size of site:</b>	14.326,00 m <sup>2</sup>
<b>Number of Rooms:</b>	5,0	<b>Number of bedrooms:</b>	4,0
<b>Number of bathrooms:</b>	4,0	<b>Condition:</b>	first time use

## prices:

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**purchase price:** 2.550.000,00 €

## energy certificate:

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**beaconing:** air heat pump

## contact person:

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<b>company:</b>	Martina Albrecht S.L.	<b>name:</b>	Martina Albrecht
<b>street:</b>	C./ de Ciutat 22	<b>place:</b>	07570 Artà
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## Infrastructure:

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## Description:

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This modern new construction project with natural stone facade, 51 sqm pool, is located in a quiet romantic location near Artà and offers the future owners modern self-sufficient comfort and finca feeling in equal measure. The start of construction is possible about 4 weeks after purchase.

The floor plan:

From the garage you reach the main house via a patio and enter the modern living / dining area with open kitchen with

cooking island. Already from here there is a beautiful view axis through the floor-to-ceiling window elements to the porche and the pool area. In the rear of the house are four bedrooms with en suite bathrooms, each with access to the outdoor area.

Great architecture in hacienda style!

Key data: Plot with approx. 14,326 sqm, intended living area approx. 227 sqm, total constructed area approx. 429 sqm, pool with a water area of approx. 51 sqm, garage with 2 spaces, underfloor heating, air conditioning with heat pump, own well, electricity via photovoltaic, micro cement floor, massive high beam ceilings, built-in wardrobes made of solid wood, floor to ceiling windows, bioethanol fireplace.

The property can also be purchased with project only and without construction.

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

## Location:

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The medieval artists' town of Artà has become the secret capital of the northeast. Here 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, as well as three well-equipped marinas make the northeast a year-round destination. Countless sandy beaches and wild stone coves offer the greatest possible variety for long beach days. Manacor, the second largest city on the island, offers not only top shopping facilities and a general hospital, but also the Rafael Nadal Academy, an international school with a very good reputation.

## images

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