



**KENSINGTON**<sup>®</sup>

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# Investment opportunity! Beautiful village house with roof terrace and panoramic views, Alaró, Mallorca



## general:

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<b>object number external:</b>	KPP07650	<b>as from:</b>	22.11.2024
<b>usage:</b>	habitation	<b>marketing method:</b>	purchase
<b>property:</b>	House	<b>construction year:</b>	1900
<b>place:</b>	07340 Alaró	<b>living space:</b>	151,00 m <sup>2</sup>
<b>Floor space:</b>	225,00 m <sup>2</sup>	<b>Total size of site:</b>	310,00 m <sup>2</sup>
<b>Number of Rooms:</b>	6,0	<b>Number of bedrooms:</b>	3,0
<b>Number of bathrooms:</b>	1,0	<b>number of parking spaces:</b>	1,0
<b>Condition:</b>	part / full renovation required		

## prices:

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**purchase price:** 560.000,00 €

## energy certificate:

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<b>expiry date:</b>	2034-06-26	<b>age group:</b>	2014
<b>value class:</b>	D	<b>primary energy sources:</b>	ELEKTRO

## contact person:

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## Infrastructure:

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## Description:

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This charming village house in Alaró offers a living space of 151 m<sup>2</sup> on a 310 m<sup>2</sup> plot and opens up numerous possibilities for individual design and renovation.

Upon entering the house, you are greeted by a spacious entrance hall. On the same level there is a living room and a separate kitchen, the layout of which can be flexibly adapted. The traditional wooden beams and the solid wooden entrance door lend the interior an authentic charm.

Upstairs, there are three spacious bedrooms and a bathroom, providing ample space for a family or a creative new layout

Another highlight of the property is the additional space on the opposite side of the street: there is a practical garage and a storage room directly adjacent to a large garden (approx. 80 m<sup>2</sup>). This garden offers numerous design options - from creating a beautiful outdoor kitchen to building a pool. Both sides of the house also boast roof terraces offering breathtaking panoramic views of the idyllic village of Alaró and the surrounding mountains.

This house combines Mallorcan charm with lots of potential. Situated in the peaceful and picturesque surroundings of Alaró, it invites you to create your own personal dream home. Take advantage of this unique opportunity to acquire a unique piece of quality of life in the midst of Mallorca's nature and village culture!

Please contact us for further information or to arrange a viewing. All information without guarantee. Kensington reference: KPP07650.

## Location:

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Alaró is a picturesque village in Mallorca, around 30 kilometers northeast of Palma, at the foot of the Tramuntana mountains. It offers historic buildings, narrow streets and cozy squares. The Castell d'Alaró, a ruined fortress on a hill, offers spectacular views and is a popular hiking destination.

Surrounded by olive groves and vineyards, Alaró is ideal for hiking, cycling and climbing. The weekly market offers local produce. Despite its proximity to Palma, the atmosphere is tranquil.

The village has many restaurants and cafés serving local and international cuisine. Overall, Alaró offers a harmonious combination of nature, history and Mallorcan culture.

## images

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