

## **Investment opportunity - Manor townhouse in the historic center of Sa Pobla for sale with a commercial building and two apartments**



## general:

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|-------------------------|---------------------------------|----------------------|------------|
| object number external: | KNP07725                        | as from:             | 19.07.2025 |
| usage:                  | habitation                      | marketing method:    | purchase   |
| property:               | House                           | construction year:   | 1961       |
| place:                  | 07420 Sa Pobla                  | living space:        | 994,00 m²  |
| Floor space:            | 1.246,00 m²                     | Total size of site:  | 650,00 m²  |
| Total space:            | 1.246,00 m²                     | Number of Rooms:     | 10,0       |
| Number of bedrooms:     | 9,0                             | Number of bathrooms: | 5,0        |
| Condition:              | part / full renovation required |                      |            |

## prices:

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|                 |              |
|-----------------|--------------|
| purchase price: | 600.000,00 € |
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## energy certificate:

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|            |                  |
|------------|------------------|
| age group: | bei_besichtigung |
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## contact person:

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|          |                             |        |                     |
|----------|-----------------------------|--------|---------------------|
| company: | KENSINGTON Pollensa         | name:  | KENSINGTON Pollensa |
| street:  | Carrer de Philip Newman 17  | place: | 07460 Pollensa      |
| www:     | www.kensington-pollensa.com |        |                     |

## Infrastructure:

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## Description:

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Investment opportunity - A historic manor house for sale, with cultural heritage interest in the centre of Sa Pobla, partially refurbished in 1961. Superbly located, in one of the main streets of the village and only 5 minutes walk from the Plaza Mayor, this jewel of a building is distributed in several floors, areas and premises, in which it is currently difficult to list its rooms for example, as it is a building of 1246m<sup>2</sup>, and which could be restructured and divided according to the desired rooms.

It has a façade with preserved architectural elements, made of sandstone and limestone that surrounds the main entrance of the house, an entrance that preserves the style of the period, with a large hall and arches that separate the rooms; from there a staircase that connects to the first floor where most of the rooms are located, and continuing on the ground floor crossing the hall we arrive at a wonderful garden, very spacious, with enough space for the construction of a swimming pool and areas for relaxation or leisure.

Attached to the house, there are several areas that are currently fitted out as commercial premises, with large windows, and which could have infinite uses, such as shops, cafes, gyms, spa, etc. It also has several garages and storage rooms.

It currently has a project for two commercial premises and garages on the ground floor and 9 separate dwellings distributed on the 1st and 2nd floor with parking spaces in the basement. If you eliminate the garages on the ground floor, you can have 4 commercial premises.

In summary, a property that we could go on giving more details, but at this point, we recommend you to ask us for a visit to appreciate its excellent quality and price.

About Kensington International Mallorca North: Integrity, transparency, fairness, and excellence form the basis of our daily working lives. They are the foundation on which we have built our successful real estate business on the island of Mallorca over the last years. Get to know us and experience for yourself what we can do for you.

## Location:

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Sa Pobla, Mallorca. Discovering one of the unknown little gems that Mallorca has to offer.

One such gem is the picturesque town of Sa Pobla. If you've never been to Sa Pobla before, you may be surprised to learn how much Sa Pobla has to offer, it is known as the "land of a thousand windmills" at the centre of the farming community.

The famous Jazz festival of Sa Pobla is very well known by a selection of the best jazz artists! from all over the world and not forgetting the famous "Nit de Foc" in January, this fiesta is visited by people from all over the island, popular to the point where free trains services are laid on.

Sa Pobla has always been mainly a residential all year round living area, it has not really been a touristic town until

recently, people are realising its charm and beauty. Sa Pobla is so very close to Pollensa, Alcudia and Palma making airport access so easy with the motorway so close. But if you don't like to take the car, the Sa Pobla train station offers easy access with modern trains to the centre of Palma. The beaches of Puerto Pollensa and Alcudia are a ten- to fifteen-minute drive.

Property prices are very different to those of the surrounding areas creating a strong attraction.

Sa Pobla offers a multitude of shops, as well as some of the gourmet restaurants, cafés, a little museum of toys and games and contemporary art museum.

Sa Pobla has been discovered by foreign home buyers and investors. The property prices there are extremely interesting. It's a good time to buy before everyone else jumps on the wagon which will naturally inflate the prices.

## Equipment description:

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- Renovation project
- Historic manor house
- Important street
- 1.246m2
- 15 - 20 rooms
- possibility for a boutique hotel

## Other information:

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We can arrange a property viewing through WhatsApp video!

It's a convenient and efficient way to explore properties from the comfort of your own home. By using WhatsApp video, we can walk you through the property, answer any questions you may have, and provide you with a virtual tour of the space.

This way, you can get a good sense of the property's layout, design, and overall feel without physically being there. Please let us know if you're interested, and we can schedule a time that works best for you!

## images

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