



KENSINGTON[®]

Finest Properties International



general:

object number external:	KPO01652	as from:	08.11.2024
usage:	habitation	marketing method:	purchase
property:	House	construction year:	1982
place:	07181 Cas Catala	living space:	340,00 m ²
Floor space:	471,00 m ²	Total size of site:	1.842,00 m ²
Number of bedrooms:	6,0	Number of bathrooms:	4,0
number of parking spaces:	2,0	Condition:	groomed

prices:

Error: could not translate key	0,00 €	purchase price:	5.700.000,00 €
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energy certificate:

expiry date:	2028-02-16	age group:	2014
value class:	G	beaconing:	oil

contact person:

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Infrastructure:

Description:

Exclusive villa in Cas Catala - Mediterranean living with breathtaking sea views

This spacious and light-flooded villa is located in the sought-after and quiet residential area of Cas Catala, just 5 km from Palma and 15 km from the airport.

On a constructed area of approx. 471 m², this villa promises a unique Mediterranean lifestyle. The entrance area leads into a spacious living/dining room, which lets in plenty of light thanks to large windows and offers direct access to the outside area. The kitchen with new modern Siemens appliances offers an adjoining pantry and a view of the sea. The 6 spacious bedrooms, some of which offer magnificent sea views, are perfectly designed for family life or guests. The 4 stylish bathrooms, 2 of which are en suite, guarantee additional comfort.

The lovingly designed outdoor area on the 1,842 m² plot impresses with Mediterranean plants, a refreshing saltwater swimming pool and several inviting terraces for relaxing or celebrating. The lounge/BBQ area and the separate pizza and barbecue oven offer numerous opportunities for socializing.

The numerous features also include a wine cellar, a dressing room, marble floors, double glazed windows, gas central heating and air conditioning and a double garage.

Location:

Cas Català, one of the most exclusive residential areas in the southwest of Mallorca, offers the perfect combination of a quiet coastal location and proximity to the lively capital of Palma. Anyone buying a property here benefits from the ideal combination of a relaxed, Mediterranean lifestyle and urban comfort. Idyllic beaches are practically on the doorstep, and the fantastic views of the Mediterranean provide a unique living experience. At the same time, Palma can be reached in just a few minutes by car, making Cas Català a sought-after retreat that offers tranquillity and proximity to vibrant city life.

There are a variety of bars, restaurants and supermarkets in the immediate vicinity, making everyday life pleasant and ensuring maximum convenience. This diversity makes Cas Català particularly attractive for those who appreciate an exclusive residential location without having to compromise on amenities.

The residential area is particularly popular with residents who enjoy a high standard of living as well as security and privacy. Elegant villas and modern apartments offer plenty of space for exclusivity, while the well-kept surroundings also appeal to families with children. The proximity to first-class golf courses such as the Bendinat Golf Club and international schools completes the overall picture.

Despite the secluded, tranquil atmosphere, the transport links are excellent. The international airport of Palma can be reached in just 20 to 25 minutes, which makes the area particularly interesting for frequent travelers and commuters. For nature lovers, the picturesque surroundings offer numerous hiking and recreational opportunities.

Cas Català is one of the best addresses in Mallorca for property buyers who value style, quality and value retention.

The stable prices and potential for appreciation make buying here an excellent investment. Luxury, comfort and a Mediterranean lifestyle merge in Cas Català to create a unique place to live that leaves nothing to be desired.

images

Luxurious entrance



Beautiful dining area



Nice dining area



Dining and living area



Creative living room



Cozy living room



Bright living room



Contemporary living room



Modern designer living room



Beautiful and bright kitchen



Modern kitchen



Beautiful outdoor area with a large pool



ChatGPT Beautiful outdoor area with a large pool



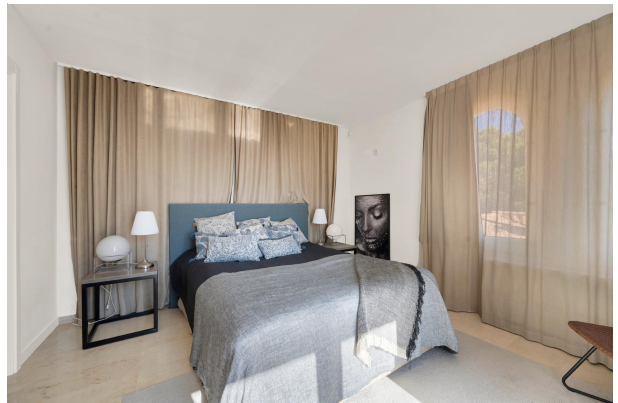
Nice pool area



Pool with beautiful Sea views



Bright bedroom



Modern bedroom



Light flooded bedroom



Beautiful room



Nice room



Open bathroom



Open Bathroom



Mediterranean bodega



Billiard room

