



**KENSINGTON**<sup>®</sup>

Finest Properties International

# Modern, architecturally very appealing luxury villa in Costa de los Pinos



## general:

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|--------------------------------|--|----------------------------|-------------------------|
| <b>object number external:</b> | KPNO634                                | <b>as from:</b>            | 09.01.2025              |
| <b>usage:</b>                  | habitation                             | <b>marketing method:</b>   | purchase                |
| <b>property:</b>               | House                                  | <b>construction year:</b>  | 2000                    |
| <b>place:</b>                  | 07559 Son Servera / Costa de los Pinos | <b>living space:</b>       | 443,00 m <sup>2</sup>   |
| <b>Floor space:</b>            | 552,00 m <sup>2</sup>                  | <b>Total size of site:</b> | 1.431,00 m <sup>2</sup> |
| <b>Number of Rooms:</b>        | 6,0                                    | <b>Number of bedrooms:</b> | 3,0                     |
| <b>Number of bathrooms:</b>    | 4,0                                    | <b>Condition:</b>          | groomed                 |

## prices:

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**purchase price:** 3.500.000,00 €

## energy certificate:

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**beaconing:** oil

## contact person:

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|-----------------|-----------------------|---------------|---|
| <b>company:</b> | Martina Albrecht S.L. | <b>name:</b>  | Martina Albrecht                              |
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## Infrastructure:

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## Description:

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This first-class villa with a modern design, idyllic garden and a 43 sqm pool is located in the fashionable residential area of Costa de los Pinos, just a short walk from the sea and the golf course.

The private plot can be accessed through the electric entrance gate. The car is conveniently parked in the double garage and from here (or through the front door) you enter the hallway of the house, where there is a checkroom and a guest WC.



As soon as you enter the living room, the up to 6-meter-high wooden beamed ceiling creates a representative, bright and impressive effect and an initial WOW effect. The modern room concept offers a spectacular, large, open space for living, cooking and dining. Here you will find a sofa area in front of a magnificent fireplace and a second seating area with a view of the greenery. The open kitchen with dining table has access to a covered terrace and a garden with mature trees, as well as to the pool area at the front of the house. At the rear of this level there is a large bedroom with en suite bathroom (bath + shower), also with access to the terrace, as well as a study with views to the pool and a utility room.

An impressive staircase from the living room leads to the gallery room on the upper floor. The hallway open to the kitchen leads to 2 further bedrooms, one with an en suite bathroom and the other with a separate bathroom. From here you can enjoy the view as far as the sea, which is approx. 300m away!

The outdoor area also leaves nothing to be desired. In front of the spacious terrace with sun loungers is the 43 sqm pool, surrounded by Mediterranean shrubs, palm trees, olive trees and a lawn. In the evening, the extensive lighting system creates a romantic ambience.

The exclusive location, exceptional architecture and the luxury standard make this villa a real oasis of well-being, we recommend a viewing!

Further features: electric garage for 2 cars, wooden windows, metal shutters, underfloor heating (OEL), central air conditioning, stone tiles throughout the house, furnished, automatic irrigation, 43m2 pool with chlorinated water, Grama lawn, mature trees, boiler room,

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

## Location:

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Costa de los Pinos is located on the east coast of Mallorca, close to Artà and Son Servera. In the immediate vicinity there are 4 fantastic golf courses, tennis centers and famous tourist resorts such as Cala Ratjada and Cala Millor. Costa de los Pinos is tranquillity itself. The picturesque, idyllic village seems to want to hide away in a dense pine forest. It lies in front of a rugged rocky coastline on the fine sandy, secluded Playa d'es Rivell. The fabulous beach with its fairytale surroundings and fabulous bays leaves nothing to be desired. The turquoise water is the perfect invitation for bathing, swimming and diving. Many prominent and wealthy people have built their summer homes here. They enjoy the tranquillity, the gentle breeze and the Mediterranean colors in an enviably beautiful natural setting.

images





















