



**KENSINGTON**<sup>®</sup>  
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## One bedroom Apartment in Cala Llenya



## general:

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|                                |                      |                            |                      |
|--------------------------------|----------------------|----------------------------|----------------------|
| <b>object number external:</b> | KPI1339              | <b>as from:</b>            | 30.01.2025           |
| <b>usage:</b>                  | habitation           | <b>marketing method:</b>   | purchase             |
| <b>property:</b>               | flat                 | <b>place:</b>              | 07850 Cala Llenya    |
| <b>living space:</b>           | 39,00 m <sup>2</sup> | <b>Floor space:</b>        | 39,00 m <sup>2</sup> |
| <b>Number of Rooms:</b>        | 2,0                  | <b>Number of bedrooms:</b> | 1,0                  |
| <b>Number of bathrooms:</b>    | 1,0                  |                            |                      |

## prices:

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**purchase price:** 270.000,00 €

## energy certificate:

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**beaconing:** electric

## contact person:

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|               |  |                |                                   |
|---------------|--|----------------|-----------------------------------|
| <b>name:</b>  | Noelle Politiek                              | <b>street:</b> | c/Joan Tur Tur 9b, local circular |
| <b>place:</b> | 07840 Santa Eularia Des Riu                  | <b>phone:</b>  | 660301454                         |
| <b>Email:</b> | noelle.politiek@kensington-international.com |                |                                   |

## Infrastructure:

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## Description:

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This charming one-bedroom flat is located in the sought-after area of Cala Llenya, Ibiza. Situated on the first floor, the apartment offers a comfortable and inviting living space, perfect for those looking to enjoy the tranquility of this beautiful coastal area.

The interior features a bright living room that seamlessly connects to an open-plan kitchen, creating a functional and cozy atmosphere. The bedroom is spacious, providing a peaceful retreat, while the bathroom is modern and well-appointed.

One of the highlights of this flat is the private terrace, where you can relax and enjoy the fresh Mediterranean air. With a partial sea view, it's the perfect spot for outdoor dining or simply unwinding while taking in the natural beauty of Cala Llenya. Commission is to be paid by the purchaser. Commission will be charged to the buyer

Residents of the community benefit from a well-maintained garden area, ideal for soaking up the sun and having BBQ. The community is just a short walk from the stunning Cala Llenya beach, known for its crystal-clear waters and golden sand. Located in the north of the island, this could be a nice starter place, holiday destination or a residence for a couple.

## images

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