



**KENSINGTON**<sup>®</sup>

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# Renovation Project: Townhouse in Campanet, Mallorca with Approved Building Plans



## general:

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<b>object number external:</b>	KNP08218	<b>Date:</b>	16.10.2024
<b>usage:</b>	habitation	<b>marketing method:</b>	purchase
<b>property:</b>	House	<b>place:</b>	07310 Campanet
<b>living space:</b>	90,57 m <sup>2</sup>	<b>Floor space:</b>	90,57 m <sup>2</sup>
<b>Total size of site:</b>	98,00 m <sup>2</sup>	<b>Number of Rooms:</b>	4,0
<b>Number of bedrooms:</b>	3,0	<b>Number of bathrooms:</b>	2,0
<b>Number of sep. bathrooms:</b>	1,0	<b>Condition:</b>	part / full renovation required

## prices:

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**purchase price:** 395.000,00 €

## energy certificate:

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## contact person:

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<b>name:</b>	Kensington Pollensa	<b>street:</b>	Via Pollentia 9
<b>place:</b>	07460 Pollença	<b>phone:</b>	+34 971 533323
<b>Email:</b>	pollensa@kensington-international.com		

## Infrastructure:

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## Description:

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Renovation Project: Townhouse for Renovation in Prime Location in Campanet for Sale – with Approved Building Project!

Discover the immense potential of this townhouse in Campanet, perfectly situated and ready for renovation! This is a unique opportunity to acquire a property with an approved building project, allowing you to start the renovation immediately.

Please note that the sale includes the townhouse and the approved renovation project, but the renovation costs will be at the buyer's expense. This gives you the flexibility to customize the renovation to your taste and budget.

The approved project envisions a spacious living room, a guest bathroom, and an open kitchen with a cozy fireplace. The courtyard offers access to a small pool and a BBQ area, perfect for outdoor entertaining.

A large rooftop terrace provides breathtaking panoramic views of the town, the mountains, and the sea, creating the ideal spot to enjoy the beauty of the Mallorcan landscape.

On the upper floor, the project includes three bedrooms and two bathrooms, one of which is en-suite, offering ample space for family and guests.

This property presents a rare chance to transform it into a luxurious townhouse in a prime location, where modern comfort meets stunning natural surroundings.

Public parking is available nearby, the airport is approximately 30 minutes by car, and the beaches are just 15 minutes away. The center of Campanet is only a 10-minute walk.

Contact us for more information. We look forward to hearing from you.

## Location:

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The small town of Campanet is located in the northeast of the island of Mallorca. Campanet offers a pollution-free environment right in the heart of a beautiful natural setting surrounded by the Tramontana mountain area.

The area of Campanet is well known for its natural spring water fountains and ancient wells. The city of Palma and the airport is no more than 30 minutes away by car.

Campanet is a tranquil small town in a slightly elevated position and features the grandeur of valley views!

## 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!

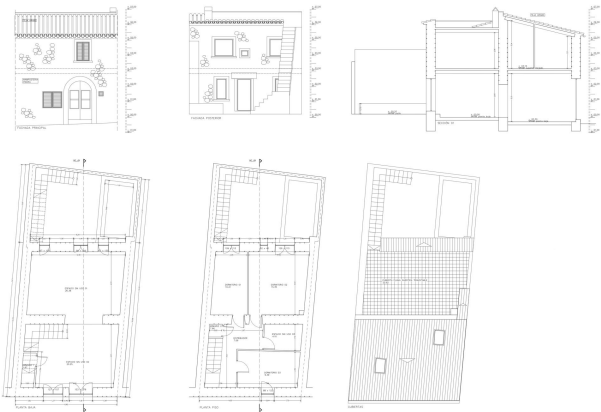
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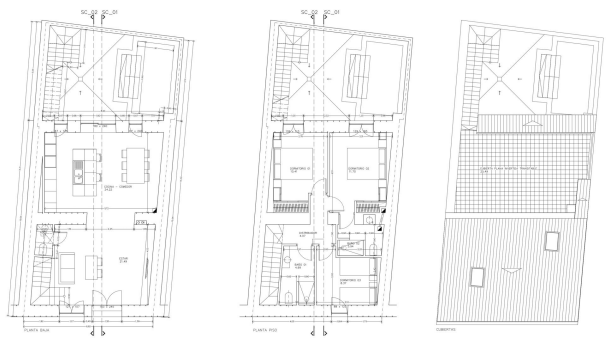




Floor plan 1



Floor plan 2



Floor plan 3

