



**KENSINGTON**<sup>®</sup>  
Finest Properties International

## Stunning first floor apartment in beautiful residential complex



## general:

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<b>object number external:</b>	KSP01705	<b>as from:</b>	21.12.2024
<b>usage:</b>	habitation	<b>marketing method:</b>	purchase
<b>property:</b>	flat	<b>place:</b>	07180 Santa Ponsa
<b>living space:</b>	140,00 m <sup>2</sup>	<b>Floor space:</b>	198,00 m <sup>2</sup>
<b>Number of Rooms:</b>	3,0	<b>Number of bedrooms:</b>	2,0
<b>Number of bathrooms:</b>	2,0	<b>Number of sep. bathrooms:</b>	1,0
<b>number of parking spaces:</b>	1,0	<b>Condition:</b>	groomed

## prices:

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<b>outside parking space:</b>	0,00 €	<b>purchase price:</b>	795.000,00 €
<b>house money:</b>	260,00 €		

## energy certificate:

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## contact person:

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<b>name:</b>	KENSINGTON Santa Ponsa & Andratx	<b>street:</b>	Avda. Rey Jaime 109 Local 2
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## Infrastructure:

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## Description:

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This residence combines luxury, comfort and an unbeatable location in one of the most sought-after areas of Mallorca.

Just a short walk from the exclusive superyacht marina of Port Adriano and close to the prestigious Santa Ponsa golf course, this property offers an incomparable lifestyle in one of the most prestigious locations on the island.

The apartment has two elegant bedrooms with en-suite bathrooms and fitted wardrobes, offering both privacy and style. The modern kitchen with adjoining utility room is designed for convenience and an additional guest toilet provides practicality. The spacious living-dining area opens onto a terrace with a lush tropical garden-your own private paradise with direct access to the communal green areas and swimming pools, enhancing comfort and luxury.

Marble floors and air conditioning ensure an atmosphere of elegance and comfort all year round. Large windows flood the apartment with natural light, creating a bright and welcoming atmosphere in every room.

Additionally, this exclusive apartment includes a private parking space and a storage room, providing extra space for your convenience.

The complex itself is exceptional and features extensive green areas, two outdoor pools and a heated swimming pool, making it the perfect place to enjoy Mallorca's Mediterranean climate even in the cooler months.

## Location:

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Santa Ponsa, a jewel on the southwest coast of Mallorca. You can reach Santa Ponsa from Palma airport in around 20 minutes. All in all, Santa Ponsa offers a perfect mix of beach fun, sporting activities, culinary delights and luxurious harbor flair that makes every visit unforgettable.

The golden sandy beach stretches along the picturesque bay and offers ideal conditions for sunbathing and swimming in the crystal-clear water.

For golf enthusiasts, Santa Ponsa is a paradise with several renowned golf courses nearby, including the exclusive Santa Ponsa Golf Club.

The Santa Ponsa Tennis Country Club is another highlight for sports lovers, offering first-class tennis courts and facilities for an active leisure experience.

A variety of restaurants, cafés and bars serving delicious Mediterranean cuisine and refreshing drinks can be found along the seafront promenade and in the charming streets of the town. From traditional Spanish tapas to international gourmet dishes, there is something for everyone.

The nearby Port Adriano is an exclusive maritime center designed by the renowned architect Philippe Starck. Here, visitors can admire luxurious yachts, shop in exclusive boutiques and dine in first-class restaurants. Port Adriano is also a popular meeting place for yachting enthusiasts from all over the world.

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