



# UNITED MALLORCA

## REAL ESTATE



**SEA VIEW VILLA SOUTH FACING IN NOVA SANTA PONSÀ**

<b>Price on application</b>		Reference No.:	<b>102074</b>
Rental Price:	<b>€ 0</b>	Term:	
Area:	<b>Southwest</b>	Location:	<b>Santa Ponsa</b>
Property type:	<b>Villas/Fincas/Houses</b>	Year of construction:	<b>1999</b>
View:	<b>Sea</b>	Front line Properties:	<b>No</b>
Plot size:	<b>880 m<sup>2</sup></b>	Heating:	<b>Central</b>
Constructed area:	<b>180 m<sup>2</sup></b>	Air conditioning:	<b>Yes</b>
Terrace:	<b>100 m<sup>2</sup></b>	Parking:	<b>Carport</b>
Bedrooms:	<b>4</b>	Pool:	<b>Yes</b>
Bathrooms:	<b>2</b>	Furnishing:	<b>Unfurnished</b>

### PROPERTY DESCRIPTION

This villa is situated on a flat sea view plot of about 880 m<sup>2</sup> in the golf area of Santa Ponsa, in the immediate vicinity of the luxury marina Port Adriano with exclusive restaurants, boutiques and a beautiful sandy beach.

On a constructed area of approx. 180 m<sup>2</sup> is located on the entrance and main level the living dining room with fireplace and access to the covered sea view terrace of approx. 20 m<sup>2</sup> from which leads down a staircase to the pool, open kitchen with pantry, one Bedroom, guest toilet and a gallery in the tower, in which an office is currently housed.

On the ground floor there is the master bedroom with in suite shower room and 2 further bedrooms and a bathroom with bathtub. All bedrooms have access to a partially covered terrace, swimming pool with outdoor shower and a Mediterranean garden.

Further features: partly oil-fired central heating, air conditioning units warm/cold, partly fitted wardrobes, alarm system, cable-/satellite TV, automatic garden irrigation system and carport for one car.





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