

Ref. 91399

**Mediterranean luxury house, only a short walk to Puerto Andratx**

**Port Andratx, Andratx - Southwest**

**Price: € 3.950.000**

Living area: 490m<sup>2</sup>  
Plot: 14.000m<sup>2</sup>  
Bedrooms: 4  
Bathrooms: 4

Energy Certificate: In Progress



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South facing, elevated position, country setting in a quiet area.

The net living area of 350 m2 plus terraces is distributed over 2 floors.

Ground floor: entrance hall, living room and cozy TV area with fireplace, separate TV room/lounge also with fireplace, kitchen and dining area, 1 bedroom with en suite bathroom.

First floor: large master suite with spacious bathroom, separate shower and Jacuzzi, dressing area, own private terrace; 2 guest suites with luxury bathrooms and fitted cupboards, one with its own private terrace.

The property is presented in very good condition and is equipped as follows: terracotta floor, underfloor heating, air conditioning hot / cold, high-quality wooden double glazed windows, fitted wardrobes, automatic irrigation system, etc.

Beautiful Mediterranean garden with several open and covered terraces. Grassed area, large 15 m swimming pool, barbecue area, outside bar, pizza oven, sauna, and covered porch. The large plot allows for further recreation areas, tennis court, riding stables etc.

Carport for 2 cars.

### Features

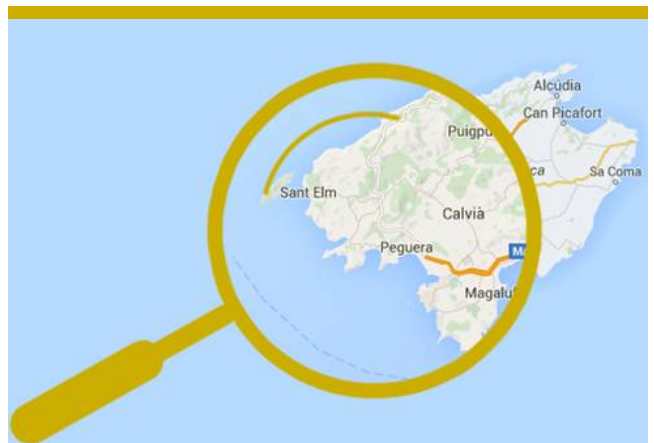
Mountain view, Private pool, Privacy, Good road access, Various terraces, Mature garden, Lawn area, Private garden, Covered terraces, Open terraces, BBQ, Carport, Mint condition, Summer kitchen, Flat plot, Mediterranean style

### Distances

Can walk to restaurants, Can walk to shops, 20 - 30 minutes drive to airport, 20 - 30 minutes drive to Palma

### Disclaimer

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# MALLORCA GOLD

REAL ESTATE *by* DANIEL WASCHKE

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