



Ref. 93318

**Modern house, top architecture, with large bright rooms and distant sea views**

**Costa de la Calma, Calvia - Southwest**

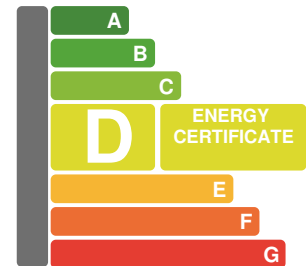
**Price: € 2.380.000**

Living area: 550m<sup>2</sup>

Plot: 990m<sup>2</sup>

Bedrooms: 3

Bathrooms: 2



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South west facing.

The living area of 550 m2 plus covered and open terraces is distributed over 3 floors as follows:

Top floor/living area: entrance hall leading to large living and dining area with high vaulted ceilings and fireplace, a modern and very well equipped kitchen, separate walk-in wine cellar, guest cloak room, large 60 meter covered living and dining terrace, to the rear of the property a further terrace and garden area.

Ground floor: large master bedroom with generous sized bathroom, dressing room, guest suite, laundry room, large lounge area that would be ideal to convert into a third bedroom if required.

Basement: a very large area of 170 m2 that could be used as a garage for several cars, and additionally a gym, home cinema, storage etc.

The house is presented in as-new condition with a high standard of equipment. There is underfloor heating, heat exchanger for cool/heat, wooden floors, lift, very high standard of insulation and roofing, full demotic system, integrated sound system, internet system throughout the house, water filtering system for drinking water, automatic gates and garage doors, security system etc.

Costa de la Calma is a quiet and exclusive residential area, yet close to Palma (17 minutes), the airport (23 minutes), and has its own beach access/beach bar within walking distance. The sandy beaches of Peguera and Santa Ponsa are a few minutes' drive and there are also several golf courses, less than 10 minutes' drive away.

## Features

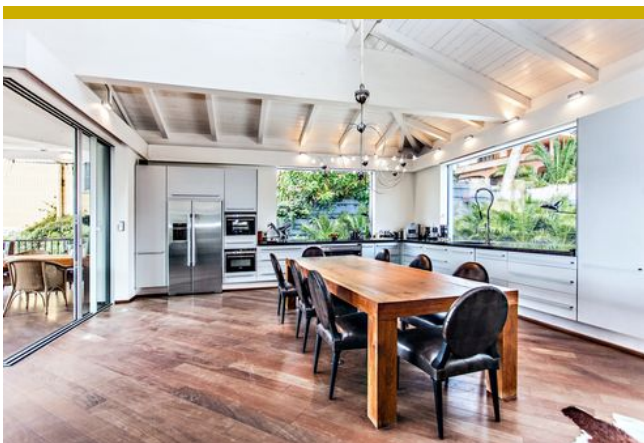
Mountain view, Sea View, Private pool, Privacy, Close to schools, Bodega, Fireplace, Good road access, Mature garden, Covered terraces, Open terraces, Underfloor heating, AC hot/cold, Garage, Parking, Modern style, Mint condition, Security service

## Distances

More than 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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