



Ref. 90927

**Prime located and luxurious waterfront penthouse with direct sea access**

**Genova - San Agustin, Palma**

**Price: € 2.650.000**

Living area: 295m<sup>2</sup>

Plot: 0m<sup>2</sup>

Bedrooms: 3

Bathrooms: 2

Energy Certificate: In Progress



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South facing.

The net living area of 130 m2 plus roof terrace is distributed over 2 floors.

The entrance is on the 12th floor, accessed through an entrance hall with access to the laundry room and cloak room. The kitchen and living room are open plan, with an area of about 45 m2. The master bedroom provides access to the terrace with spectacular sea views, and bathroom en suite, two further bedrooms share a second bathroom. It has a porch of 32 m2.

The roof terrace on the top floor is reached via an outside staircase from the terrace. On the roof terrace there is a sitting room of 22 m2 with bathroom, porch of 34 m2 and a sun terrace of 112 m2 terrace with Jacuzzi and Weber barbecue.

The building was constructed in 2013 and this penthouse has hardly been used, so it is practically brand new.

Garage for one car and storage.

The building is on the front line with direct access to the sea, and also has direct access to a small sandy beach. The basement has storage rooms large enough to leave a kayak or windsurf, and also has a large communal swimming pool and a fitness facility. Also, it is just a short walk to the supermarkets, shops, bars and restaurants and only 5 minutes to Palma by car.

## Features

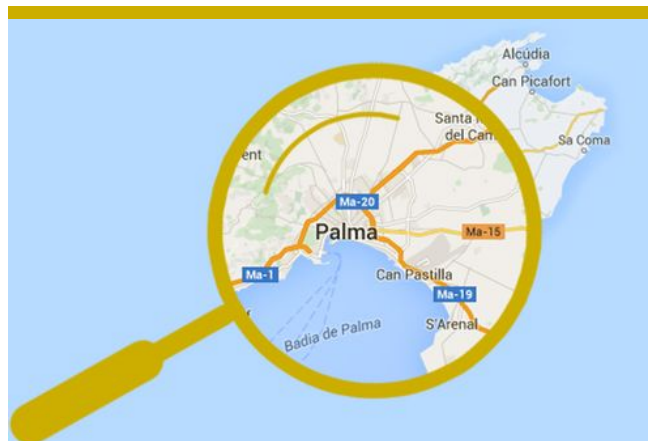
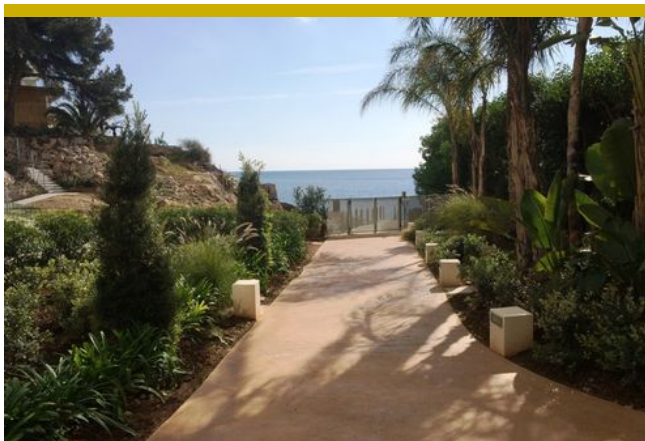
Sea View, Waterfront, Sea access, Community pool, Community garden, Private pool, Indoor pool, Sauna, Wellness, Close to schools, Child friendly, Lift, Marble floors, Roof Terrace, Waterfront property, Covered terraces, Underfloor heating, AC hot/cold, Garage, Modern style, Mint condition

## Distances

Can walk to beach, Can walk to restaurants, Can walk to shops, 10 - 20 minutes drive to airport, 10 - 20 minutes drive to Palma

## Disclaimer

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# MALLORCA GOLD

REAL ESTATE *by* DANIEL WASCHKE

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