

# MALLORCA GOLD

REAL ESTATE *by* DANIEL WASCHKE



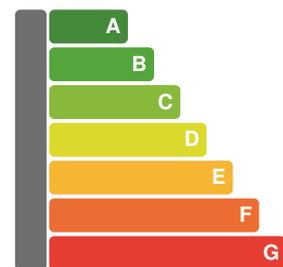
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## Elegant spacious villa on first line to the golf course Son Vida, Palma

Price: € 3.995.000

Living area: 620m<sup>2</sup>  
Plot: 2.100m<sup>2</sup>  
Bedrooms: 7  
Bathrooms: 7

Energy Certificate: In Progress



## Ref. 20365

Sun orientation: Southeast

The net living area of 450 m2 is distributed over 1 floor with guest apartment plus terrace and is divided as follows:

Entrance hall, living room with dining area and fireplace, kitchen with breakfast corner, utility room, library, guest cloaks, master bedroom suite complete with bedroom, dressing area, bathroom and separate office space/additional bedroom, 3 further bedrooms each with bathroom en-suite, , separate fitness area with sauna.

Guest apartment: Open plan kitchen and 1 bedroom with bathroom en-suite.

A large covered terrace leads into a beautiful garden with swimming pool and spectacular view over the golf course.

The property is presented in good conditions: marble- and hardwood floors, double glazed windows, air conditioning hot / cold. The construction of the villa was done using stone from Santanyí in the Southeast of the island. Its soft beige colour gives a timeless touch and its quality guarantees low maintenance.

All the outside garden walls and the pavement are made of stone from Binissalem, another local Mallorcan stone, which underlines the Mediterranean flair of villa, which yet offers all necessary modern day comforts.

Parking garage for 2 vehicles.

Son Vida, a suburb of Mallorca's rather cosmopolitan capital Palma also goes by the nickname of "Beverly Hills of Mallorca". It has a 24-hour guard service at the entrance of this luxury community with a very multifaceted population of various nationalities from all over the world. One of the most desirable and prestigious areas of Mallorca with a very high density of luxury villas on large garden plots. With three golf-courses, 2 five-star luxury hotels and the proximity to the two luxury yacht harbors of Puerto Portals and the Club Náutico de Palma it is the perfect location to enjoy either having a holiday home here with spectacular sea views or a residential villa directly at the golf course.

The heart of Palma's old town with its designer boutiques and fashionable restaurants is a mere 10 minutes' drive away and Son Vida offers an ideal infrastructure with all amenities for outdoor activities and sports near-by and a few sandy beaches to choose from.

## Features

Golf course view, Private pool, Sauna, Fireplace, Tiled floors, Mature garden, Golf property, Lawn area, Private garden, Covered terraces, Open terraces, AC hot/cold, Garage, Security service, Mediterranean style

## Distances

10 - 20 minutes drive to airport, 10 - 20 minutes drive to Palma

## Disclaimer

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