Marratxí – Mitte

Fantastic newly built finca between Santa Maria del Camí and Bunyola

Property ID: ES253745272



PURCHASE PRICE: 5.750.000 EUR • LIVING SPACE: ca. 362 m^2 • ROOMS: 5 • LAND AREA: 23274 m^2

Property ID: ES253745272 - 07141 Marratxí – Mitte

- At a glance
- The property
- Energy Data
- Floor plans
- A first impression
- Details of amenities
- All about the location
- Other information
- Contact partner

Property ID: ES253745272 - 07141 Marratxí – Mitte

At a glance

Property ID	ES253745272
Living Space	ca. 362 m²
Rooms	5
Bedrooms	4
Bathrooms	4

Purchase Price	5.750.000 EUR
House	Finca
Condition of property	Projected
Equipment	Terrace, Swimming pool, Built-in kitchen

Property ID: ES253745272 - 07141 Marratxí – Mitte

Energy Data

Power Source	Solar
Energy information	At the time of preparing the document, no energy certificate was available.

Property ID: ES253745272 - 07141 Marratxí – Mitte

The property





Property ID: ES253745272 - 07141 Marratxí – Mitte

The property





Property ID: ES253745272 - 07141 Marratxí – Mitte

The property





Property ID: ES253745272 - 07141 Marratxí – Mitte

The property





Property ID: ES253745272 - 07141 Marratxí – Mitte

The property





Property ID: ES253745272 - 07141 Marratxí – Mitte

The property





Property ID: ES253745272 - 07141 Marratxí – Mitte

The property





Property ID: ES253745272 - 07141 Marratxí – Mitte

The property





Property ID: ES253745272 - 07141 Marratxí – Mitte

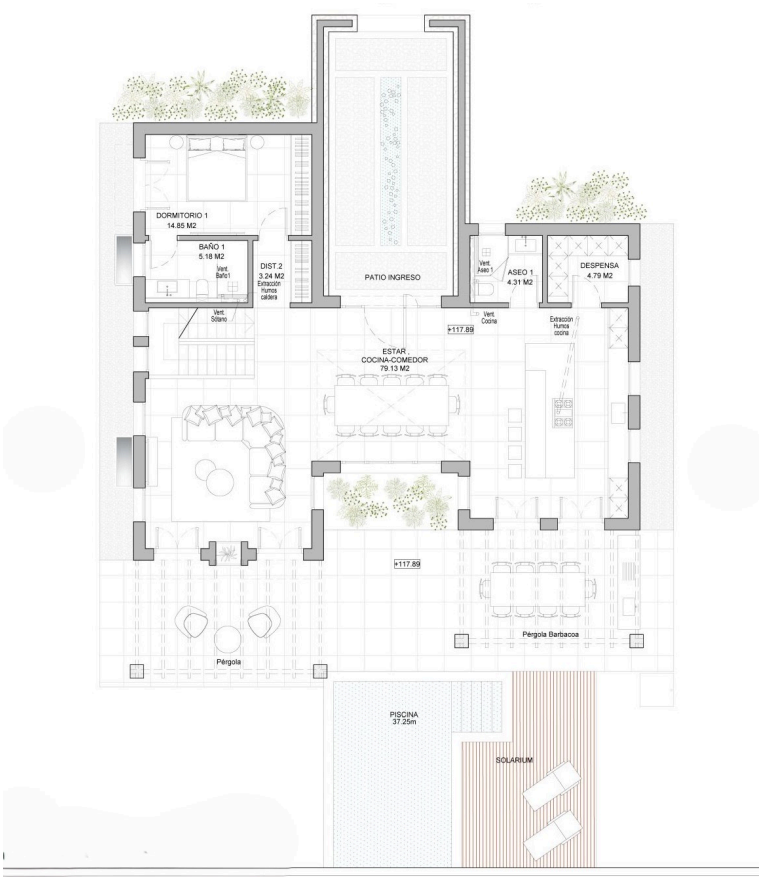
The property



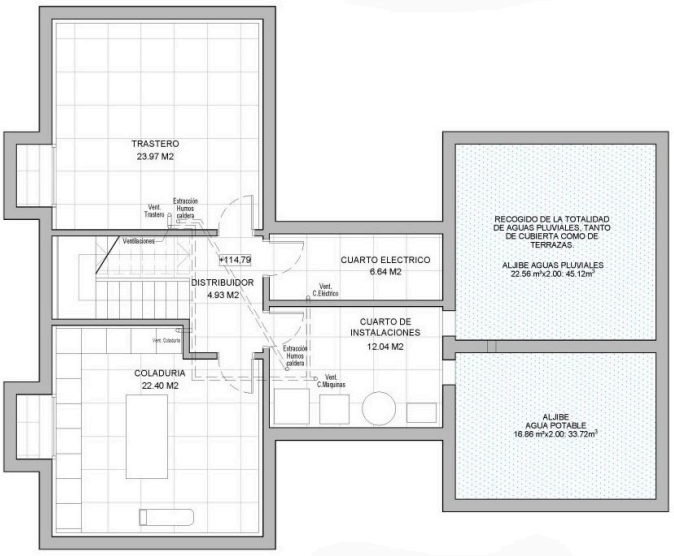


Property ID: ES253745272 - 07141 Marratxí – Mitte

Floor plans




DORMITORIO 4
18.26 M2
BAÑO 4
5.49 M2
Vent. Baño 4
Ventilaciones
Extracción Humos caldera
+121.19
DIST.3
9.28 M2
Vent. Baño 2
BAÑO 2
10.57 M2
Extracción Humos ozono
VESTIDOR
5.29 M2
Ducha
BAÑO 3
5.03 M2
DORMITORIO 2
18.65 M2
DORMITORIO 3
18.49 M2
Extracción Humos chimenea
Pérgola Barbacoa
SECCIÓN A


TRASTERO
23.97 M2
Vent. Trastero
Extracción Humos caldera
Ventilaciones
+114.79
DISTRIBUIDOR
4.93 M2
CUARTO ELECTRICO
6.64 M2
Vent. C.Electrico
RECOGIDO DE LA TOTALIDAD DE AGUAS PLUVIALES, TANTO DE CUBIERTA COMO DE TERRAZAS.
ALJIBE AGUAS PLUVIALES
22.56 m²x2.00: 45.12m³
CUARTO DE INSTALACIONES
12.04 M2
Vent. Colaura
Extracción Humos caldera
Vent. C.Maquinas
COLADURIA
22.40 M2
ALJIBE AGUA POTABLE
16.86 m²x2.00: 33.72m³



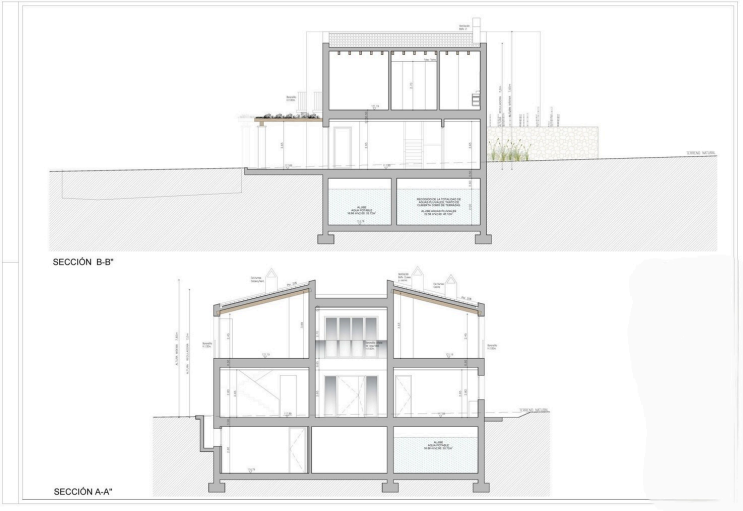
ALZADO NORESTE.

ALZADO SUROESTE.



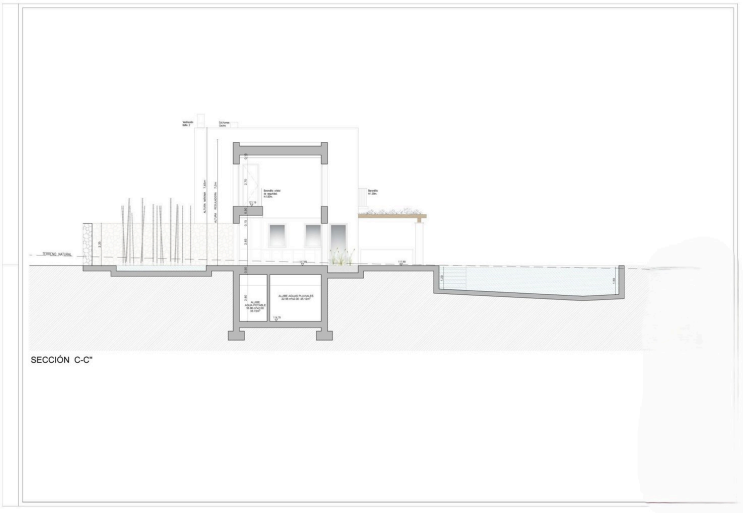
ALZADO NOROESTE

ALZADO SURESTE



SECCIÓN B-B*

SECCIÓN A-A*



This floor plan is not to scale. The documents were given to us by the client. For this reason, we cannot guarantee the accuracy of the information.

Property ID: ES253745272 - 07141 Marratxí – Mitte

A first impression

Discover an exquisite finca in the picturesque municipality of Marratxí, nestled in the beautiful countryside between Bunyola and Santa Maria del Camí. This impressive new-build finca offers a unique combination of modern comfort and traditional Mallorcan charm, recognizable by the characteristic natural stone walls.

On a spacious plot of 23,274 m², the finca extends over two floors with high-quality furnishings and a generous living space of approx. 362 m². With a total of five rooms, including four spacious bedrooms and four stylish bathrooms, this property offers enough space and comfort for discerning lifestyles.

The entrance area enchants with a babbling fountain and water features in the patio, which enrich the atmosphere of this dream home. On the first floor, you are welcomed by an elegant, open-plan dining area with high ceilings and views of the garden, terraces and pool. The modern fitted kitchen is connected to a practical pantry and a guest WC and opens up to the covered outdoor dining area with an inviting BBQ area. A comfortable living room adjoins the dining room to the right and offers access to a second covered terrace with a cozy seating area. A spacious double bedroom with en-suite bathroom completes the first floor.

The upper floor houses three further luxurious bedrooms, each with its own en-suite bathroom and dressing room. From the small balconies of these rooms you can enjoy a wonderful view of the surrounding countryside.

The finca also has a basement, which not only houses the machine rooms, but can also be flexibly designed as a home cinema, fitness room or for other uses. Two cisterns also provide a sustainable supply of drinking water and rainwater.

Experience the superior standard of this high-quality finca, which not only impresses with its first-class location, but also with its breathtaking architecture and high-quality furnishings. A paradise for nature lovers and anyone looking for a luxurious life in one of the most beautiful regions of Mallorca.

Property ID: ES253745272 - 07141 Marratxí – Mitte

Details of amenities

- Fitted kitchen
- Air-conditioned
- terrace
- Swimming pool
- Carport: 2 cars
- Basement
- Solar panels

Property ID: ES253745272 - 07141 Marratxí – Mitte

All about the location

Marratxí is one of the five largest municipalities in Mallorca and comprises several districts, including Marratxinet, Pla de na Tesa, Pont d'Inca, Pòrtol and Sa Cabaneta. With an area of 54 km² and a population of around 38,902 people, Marratxí offers a pleasant mix of traditional flair and modern infrastructure. Its proximity to the island's capital Palma - only around 11 km away - makes Marratxí particularly attractive for commuters and city lovers. The international airport of Palma de Mallorca can be reached in around 14 km, which also makes the municipality extremely practical for travelers.
Marratxí is particularly well known for its long tradition of ceramic production. The Museu del Fang in Sa Cabaneta, housed in a former flour mill, is dedicated to this art and presents a variety of traditional pottery, including the typical siurells - small clay figures that serve as pipes. Every year in April, the Fira del Fang takes place, a fair that attracts ceramics lovers from all over the region. Another highlight is the Mallorca Fashion Outlet, an open-air shopping center with around 64 brands, which offers shopping opportunities as well as an indoor go-kart track, a cinema and a games center. The railroad park in Marratxí is ideal for family outings, with scale model trains and a railroad and industrial museum. In terms of education, Marratxí has renowned international schools such as The Academy International School and the ecolea International School Mallorca, which offer a wide range of educational opportunities for different age groups and curricula. Historical sites such as the prehistoric cave of Son Caulelles or the picturesque village of Marratxinet with its impressive buildings such as Can Vador and Can Serra offer interesting insights into the history of the region.
All in all, Marratxí harmoniously combines tradition and modernity, making it an attractive place to live for families, professionals and those seeking peace and quiet

Property ID: ES253745272 - 07141 Marratxí – Mitte

Other information

We generally recommend having the building law situation checked by a specialist lawyer. All details are based exclusively on information provided by the owner or client. We assume no liability for the completeness, accuracy and timeliness of the information. The brokerage fee is payable by the vendor. Any taxes, notary and land registry costs incurred on the purchase are to be borne by the buyer.

Property ID: ES253745272 - 07141 Marratxí – Mitte

Contact partner

For further information, please contact your contact person:

Florian Waetzoldt

Placa Hostals 11, 07320 Santa Maria del Camí
Tel.: +34 871 - 201 945
E-Mail: santamaria@von-poll.com

To the Disclaimer of von Poll Immobilien GmbH

www.von-poll.com