Sa Cabaneta / Marratxi – Mitte

Charming townhouse with an attractive renovation project in Marratxí / Sa Cabaneta

Property ID: ES263746210



PURCHASE PRICE: 660.000 EUR • LIVING SPACE: ca. 80 m^2 • ROOMS: 4 • LAND AREA: 200 m^2

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At a glance

Property ID	ES263746210
Living Space	ca. 80 m²
Rooms	4
Bedrooms	3
Bathrooms	3
Year of construction	1920
Type of parking	1 x Garage

Purchase Price	660.000 EUR
House	Terrace house
Condition of property	Completely renovated
Equipment	Terrace, Swimming pool, Built-in kitchen

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Energy Data

Type of heating	Underfloor heating
Power Source	Air-to-water heat pump
Energy information	At the time of preparing the document, no energy certificate was available.

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The property





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The property

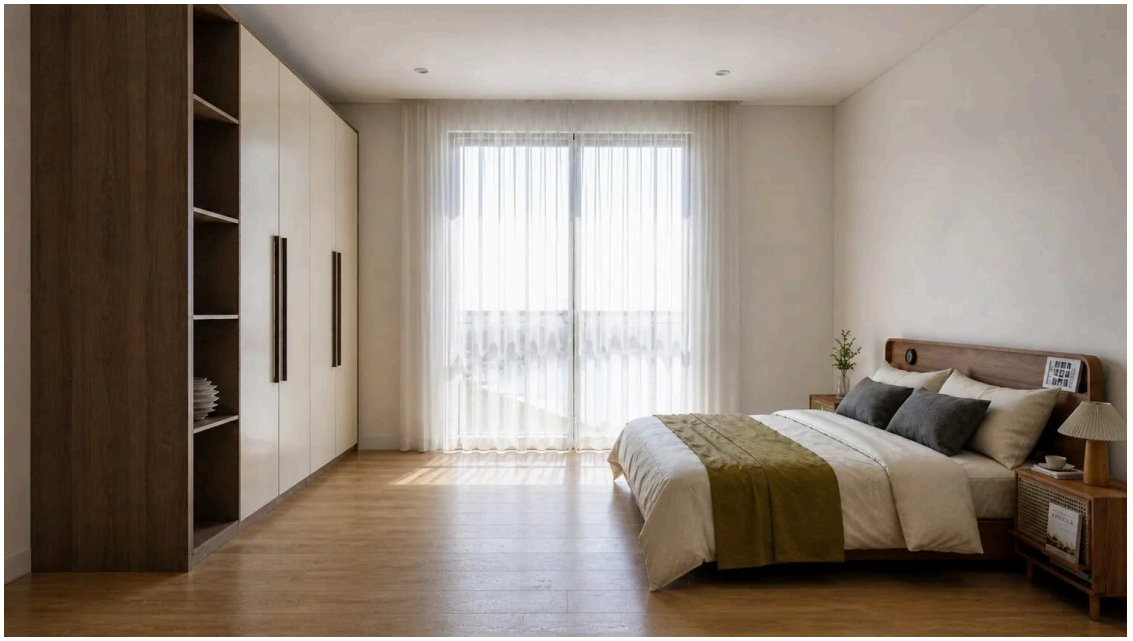




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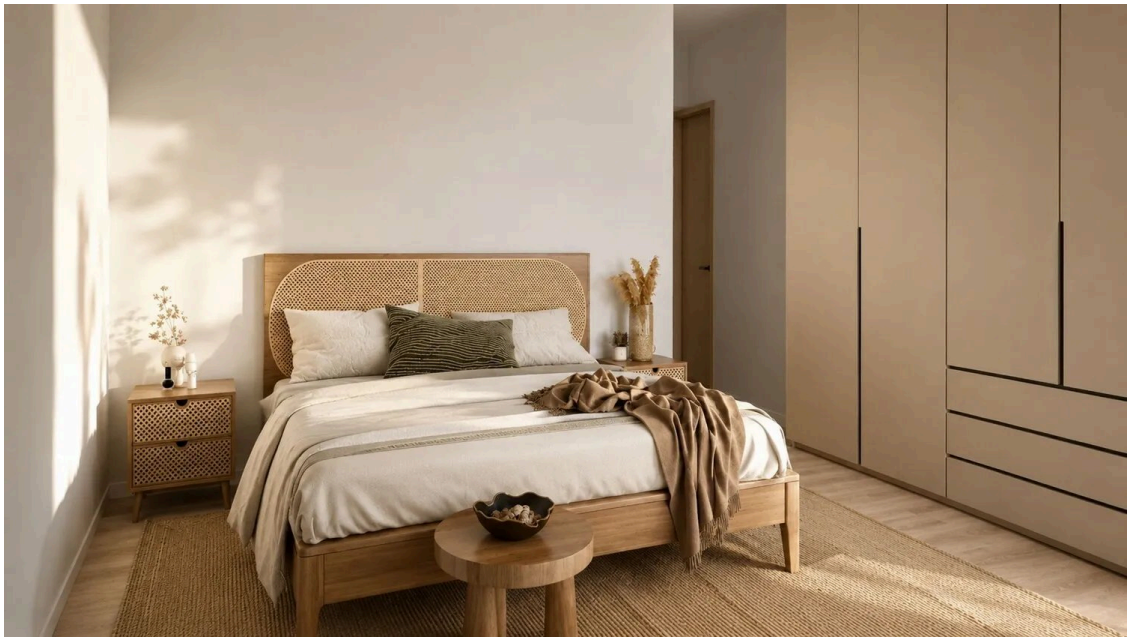




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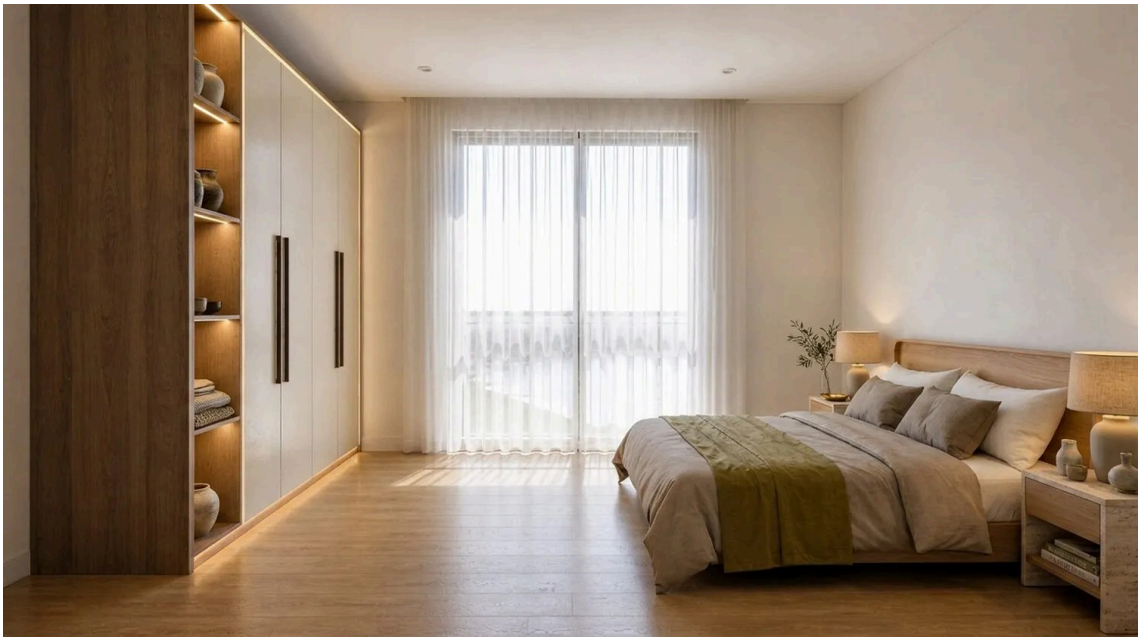




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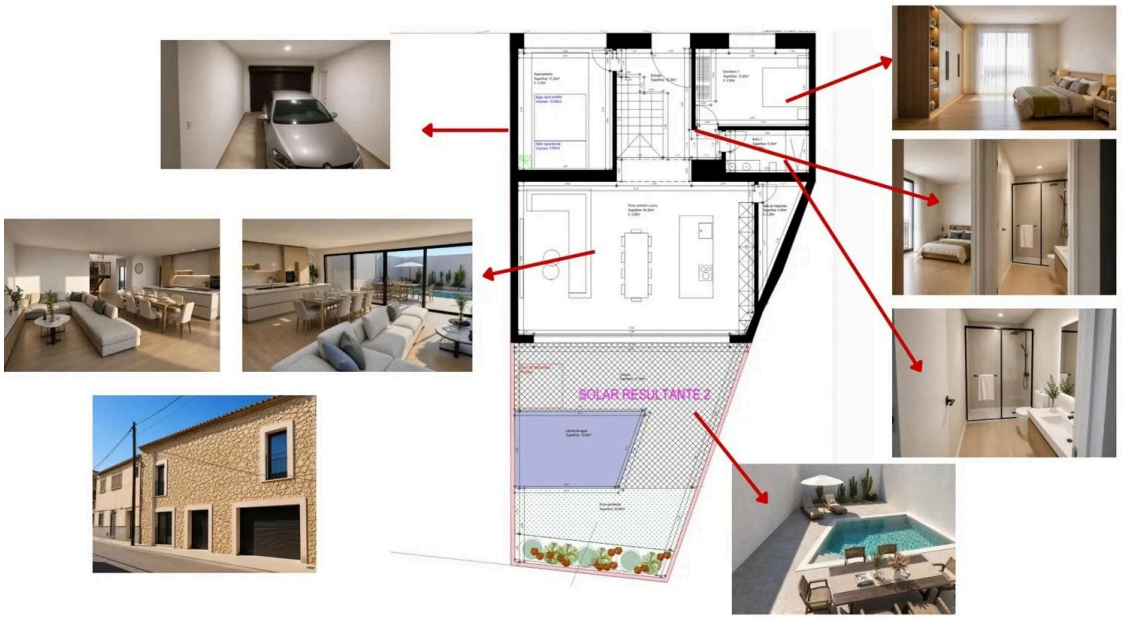
The property

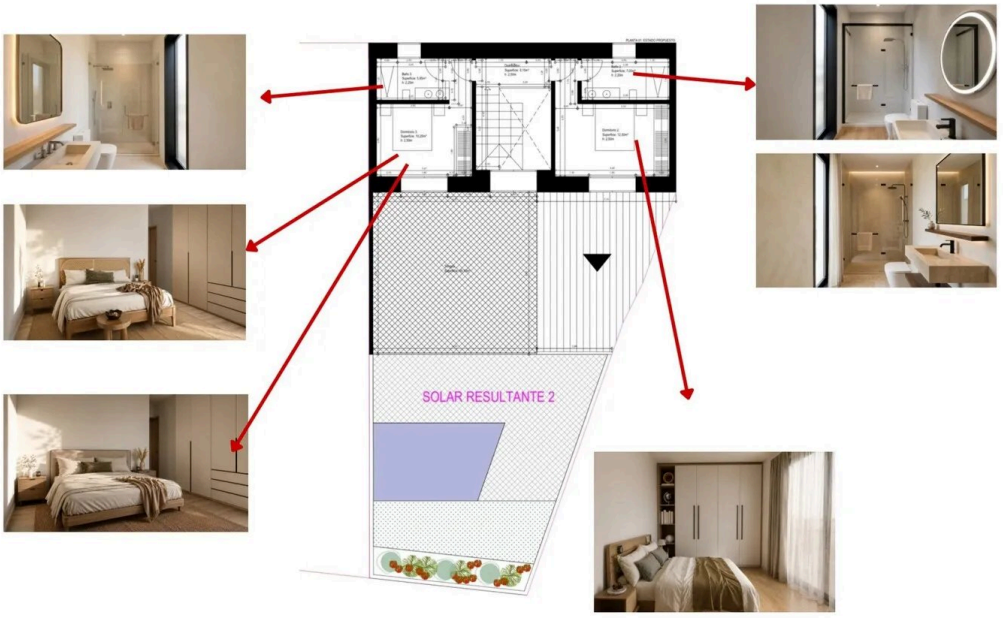




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The property

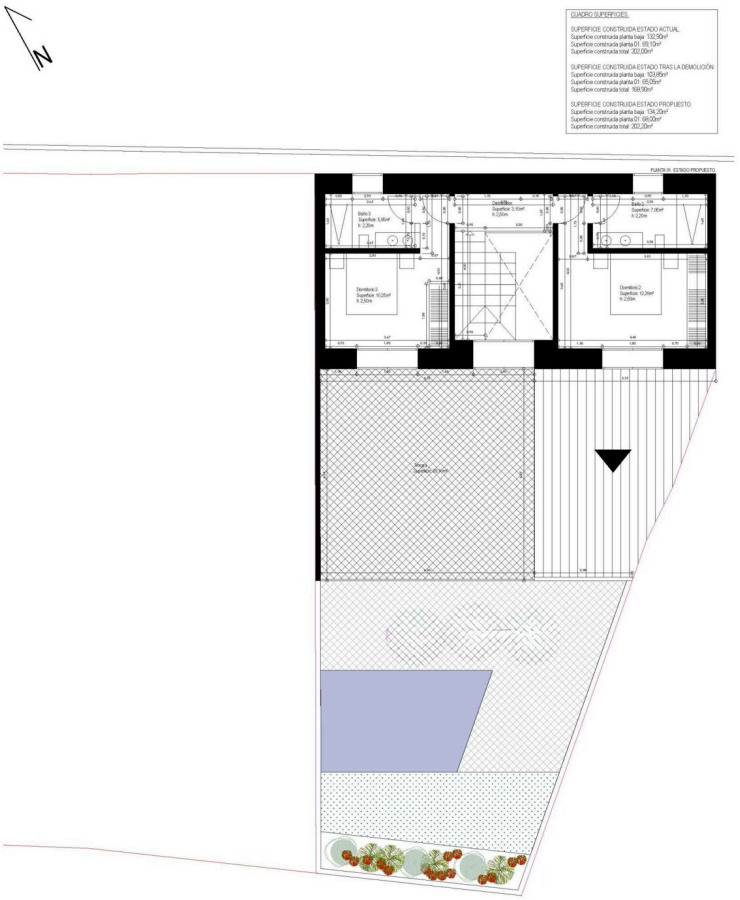


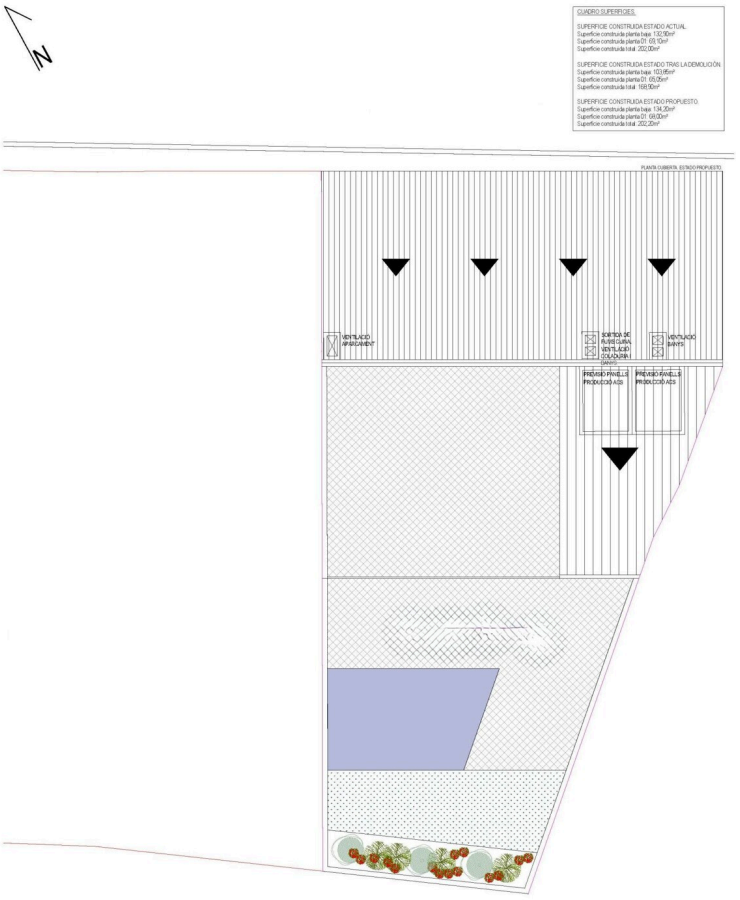


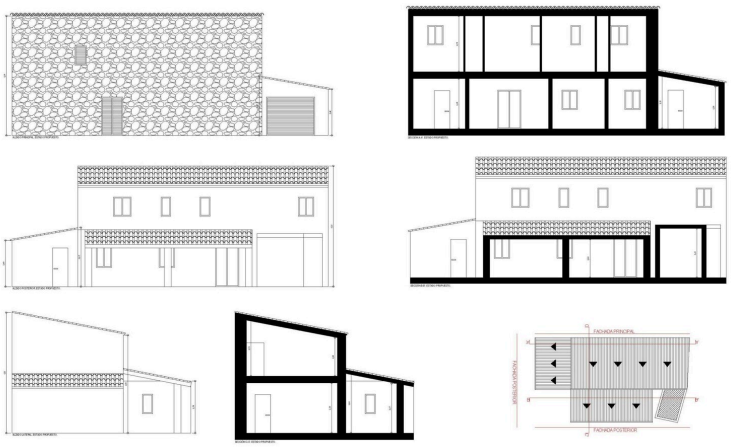
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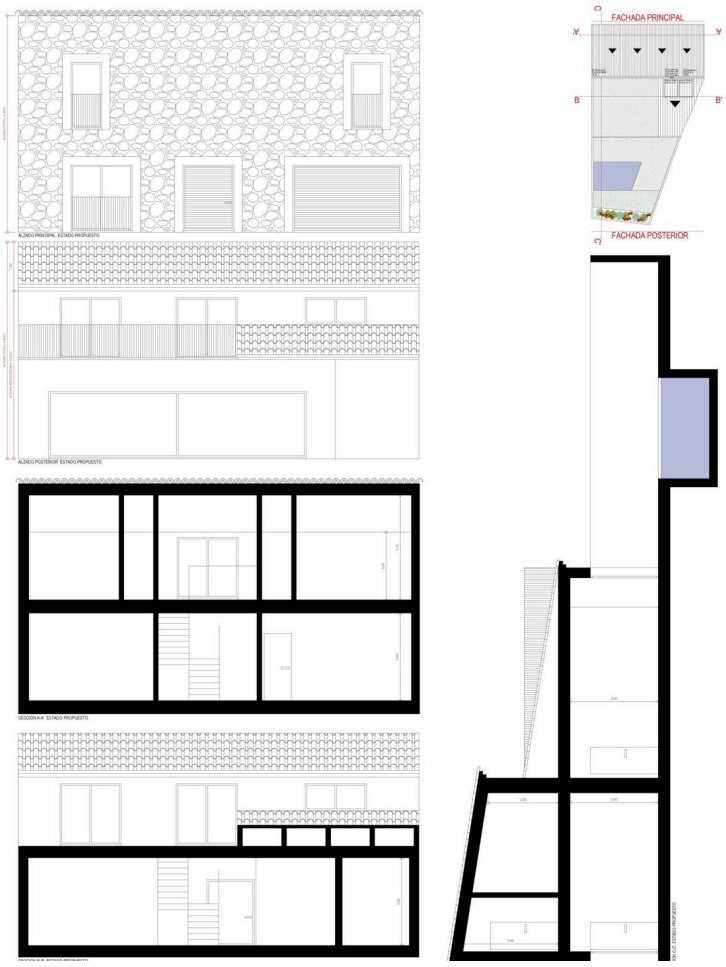
Floor plans




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CUADRO SUPERFICIES
SUPERFICIE CONSTRUIDA ESTADO ACTUAL
Superficie construida planta baja: 132,50m²
Superficie construida planta 01: 69,12m²
Superficie construida total: 202,00m²
SUPERFICIE CONSTRUIDA ESTADO TRAS LA DEMOLICIÓN
Superficie construida planta baja: 133,95m²
Superficie construida planta 01: 65,05m²
Superficie construida total: 198,90m²
SUPERFICIE CONSTRUIDA ESTADO PROPUESTO
Superficie construida planta baja: 134,33m²
Superficie construida planta 01: 66,00m²
Superficie construida total: 202,20m²
PLANTA 01 ESTADO PROPUESTO


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CUADRO SUPERFICIES
SUPERFICIE CONSTRUIDA ESTADO ACTUAL
Superficie construida planta baja 132,10m²
Superficie construida planta 01 69,10m²
Superficie construida total 202,00m²
SUPERFICIE CONSTRUIDA ESTADO TRAS LA DEMOLICIÓN
Superficie construida planta baja 103,65m²
Superficie construida planta 01 65,35m²
Superficie construida total 169,00m²
SUPERFICIE CONSTRUIDA ESTADO PROPUESTO
Superficie construida planta baja 134,20m²
Superficie construida planta 01 68,00m²
Superficie construida total 202,20m²
PLANTA CUBIERTA. ESTADO PROPUESTO
VENTILACIÓ APARCAMENT
SORTIDA DE FUMS EXTRACCIÓ VENTILACIÓ CALDERINA I GAS
VENTILACIÓ BANYS
PREVISIÓ PANELLS PRODUCCIÓ ACS
PREVISIÓ PANELLS PRODUCCIÓ ACS





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.

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A first impression

This charming townhouse in Marratxí / Sa Cabaneta offers an excellent opportunity to renovate a property with historic character according to your own vision. Built in 1920, this solidly constructed house sits on a lot of approximately 220 m² and is being offered for sale in its current condition at a price of €660,000.

An attractive renovation plan has been developed for the property, which calls for a comprehensive redesign and modernization. Once the project is completed, it could result in a stylish home that combines the house's original charm with contemporary architecture, high-end finishes, and a well-thought-out floor plan. Approximately 202 m² of living space is planned, spread over two floors.

The proposed floor plan calls for a garage on the left side of the entrance on the ground floor, as well as a bedroom with an en suite bathroom on the right side. Further along, a spacious, open-concept living and dining area with a modern built-in kitchen is to be created. Large windows would provide plenty of natural light and create a harmonious transition to the outdoor area.

A particular highlight of the project is the planned design of the south-facing outdoor area, featuring a swimming pool measuring approximately 13 m², a covered terrace of approximately 31 m², and an inviting garden. This could become a private oasis of well-being that perfectly reflects the Mediterranean lifestyle.

Two additional bedrooms are planned for the upper floor, each of which will have its own en suite bathroom. One of the bedrooms will also have direct access to a spacious terrace measuring approximately 39 m², offering additional space for relaxing outdoors.

The renovation plan also includes contemporary features such as tile floors, air conditioning, an open-concept kitchen, and high-quality materials, which will lend the home an elegant and comfortable living atmosphere upon completion.

The quiet yet well-connected location in Sa Cabaneta makes this property particularly appealing to buyers who appreciate the authentic character of a traditional Mallorcan home while also wanting to bring their own design ideas to life.

The purchase price of €660,000 applies exclusively to the property in its current condition, without the implementation of the described renovation and modernization measures. The floor plan, amenities, and the pool and terrace areas shown correspond to the planned renovation project and are not part of the property's current structural condition.

An exciting opportunity to transform a characterful house with great potential into a unique Mediterranean home.

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Details of amenities

- Fitted kitchen
- Open kitchen
- Tiled floor
- Air conditioned
- terrace
- Swimming pool
- Underfloor heating
- Air/water heat pump
- Solar energy
- garage
- Cistern

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All about the location

Sa Cabaneta belongs to the municipality of Marratxí and combines rural charm with close proximity to the capital. The town of around 8,000 inhabitants is only around 13 kilometers from Palma and the airport is around 11 kilometers away, making it particularly attractive for commuters and international residents. Historically, the settlement dates back to prehistoric times, but Sa Cabaneta developed as an independent village in the 18th century. For a long time, the inhabitants lived from agriculture and crafts, later also from the shoe industry. The village became famous for its traditional ceramics production, in particular the Siurells, as well as the production of the famous Ron Amazona, which still form part of the local identity today.
Today, Sa Cabaneta is a modern residential area that has retained its traditional structures and village atmosphere. There is a wide range of sports and leisure facilities: in addition to modern halls for basketball, volleyball and gymnastics, there are also swimming pools and tennis courts, while golf enthusiasts will find the Puntiró Golf Park, a high-quality course, just a few minutes away. The surrounding area is ideal for walks, hikes and bike rides, while Palma, with its cultural offerings, restaurants and boutiques, is always within easy reach.
Families with an international background will find an attractive educational environment. With The Academy International School in Marratxí, there is a renowned institution that offers bilingual education, complemented by other international and German-speaking schools in the greater Palma area. Public schools also have good links to international curricula.
Community life is characterized by markets, traditional festivals such as the patron saint festival of Sant Marçal on 30 June and cultural events that combine past and present. Sa Cabaneta thus offers the ideal balance of tranquillity and accessibility, Mallorcan tradition and international openness - a location that is particularly appealing to discerning prospective buyers.

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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.

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Contact partner

For further information, please contact your contact person:

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