Peguera – Südwest

Exclusive villa in Paguera, with a private pool and spacious garden

Property ID: ES266196_03



PURCHASE PRICE: 1.575.000 EUR • LIVING SPACE: ca. 196 m^2 • ROOMS: 4 • LAND AREA: 500 m^2

Property ID: ES266196_03 - 07160 Peguera – Südwest

- 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: ES266196_03 - 07160 Peguera – Südwest

At a glance

Property ID	ES266196_03
Living Space	ca. 196 m²
Rooms	4
Bedrooms	3
Bathrooms	4
Year of construction	2028
Type of parking	2 x Outdoor parking space

Purchase Price	1.575.000 EUR
House	Villa
Condition of property	First occupancy
Equipment	Terrace, Guest WC, Swimming pool

Property ID: ES266196_03 - 07160 Peguera – Südwest

Energy Data

Energy information	At the time of preparing the document, no energy certificate was available.	Energy efficiency class	A

Property ID: ES266196_03 - 07160 Peguera – Südwest

The property





Property ID: ES266196_03 - 07160 Peguera – Südwest

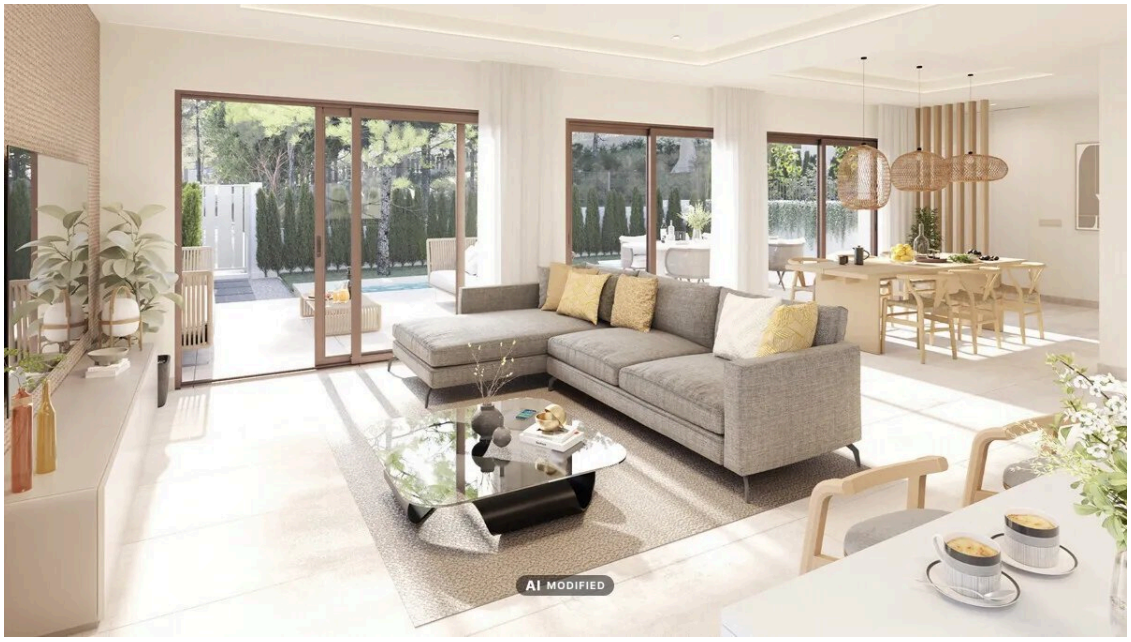
The property





Property ID: ES266196_03 - 07160 Peguera – Südwest

The property



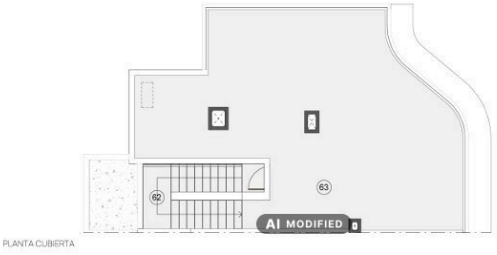
Property ID: ES266196_03 - 07160 Peguera – Südwest

Floor plans






PLANTA PRIMERA
29
18
31
9
12
14
10
62
3
13
16

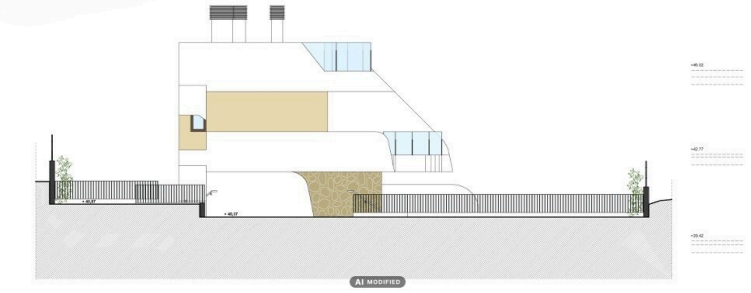

PLANTA CUBIERTA
63
62
AI MODIFIED


BLOQUE 1
A-1
B-2
C-3
329 m²
135 m²
383 m²
189 m²
BLOQUE 2
Da-4
Db-5
173 m²
AI MODIFIED


A-1
B-2
C-3
AI MODIFIED







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: ES266196_03 - 07160 Peguera – Südwest

A first impression

This modern villa combines contemporary architecture, comfort, and the Mediterranean lifestyle, located just about 1 km from the beach.

The property is part of a small development consisting of only five homes, where privacy, Mediterranean architecture, and a connection to the outdoors take center stage.

With approximately 381 m² of floor space spread over two floors, it features three bedrooms, three bathrooms, a guest restroom, and a bright living-dining room with an open kitchen and direct access to the south-facing terrace, the private garden of approximately 189 m², and the pool.

The home features hot/cold air conditioning, a heat pump, double-glazed aluminum windows, a storage room, a laundry room, a drying area, and outdoor parking. It also has an advanced security system with an alarm and cameras.

Its excellent location allows you to enjoy proximity to the beach, restaurants, shops, and other amenities, as well as good connections to golf courses, international schools, and the airport.

An ideal property as a primary residence or vacation home, perfect for those seeking modernity, privacy, and quality of life in southwest Mallorca.

Property ID: ES266196_03 - 07160 Peguera – Südwest

Details of amenities

- Air conditioning
- Terrace
- Balcony
- 189 m² garden
- Swimming pool
- Guest bathroom

Property ID: ES266196_03 - 07160 Peguera – Südwest

All about the location

Peguera is a tourist town located in the municipality of Calvià, in the southwest of Mallorca, in the Balearic Islands. It is known for its beautiful beaches, such as Palmira Beach, Tora Beach, and La Romana Beach, which are renowned for their fine sand and crystal-clear waters.
The town features a pedestrian promenade called the Peguera Boulevard, where you can find numerous shops, restaurants, cafes, and hotels. It is also surrounded by nature and mountains, making it ideal for excursions and hiking trails.
Peguera is a popular destination, especially during the summer, thanks to its Mediterranean climate, water activities, and lively atmosphere.

Property ID: ES266196_03 - 07160 Peguera – Südwest

Other information

We generally recommend that a specialized attorney review the building rights status. All data is based exclusively on the information provided by the owner or client. We assume no liability for the completeness, accuracy, or timeliness of the information. Brokerage fees are paid by the seller. Taxes, notary fees, and registration fees arising from the purchase are paid by the buyer.

Property ID: ES266196_03 - 07160 Peguera – Südwest

Contact partner

For further information, please contact your contact person:

Christian W. Czarnetzki

C./Cecilio Metelo 67, E-07460 Pollensa
Tel.: +34 971 530 088
E-Mail: pollensa@von-poll.com

To the Disclaimer of von Poll Immobilien GmbH

www.von-poll.com