

Portol – Mitte

# Building plot in Portol, with a project for a villa overlooking the bay of Palma

Property ID: ES243744916



PURCHASE PRICE: 600.000 EUR • LAND AREA: 2.068 m<sup>2</sup>

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## At a glance

Property ID	ES243744916	Purchase Price	600.000 EUR
		Object type	
		Condition of property	Projected
		Usable Space	ca. 0 m <sup>2</sup>

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## The property



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## A first impression

On this building plot in Portol near Palma, the project of a dream villa can be realized, i.e. with a living space of approx. 280 m<sup>2</sup> on a plot of approx. 2,068 m<sup>2</sup>. With the purchase of the plot, the approved project can be realized. The existing project envisages a very spacious living/dining area on the first floor with an adjoining open kitchen, a bedroom with en suite bathroom and a guest WC. The living room with large, floor-to-ceiling windows that let in plenty of natural light has access to the terrace, which is partially covered, and the approx. 50 m<sup>2</sup> swimming pool in front of it. There are four further bedrooms on the second floor, each with its own bathroom and dressing area. One of the rooms offers space for fitness equipment and a work area, for example. The terrace offers spectacular views of the bay of Palma. Underfloor heating with heat pump, integrated air conditioning and a garage for up to 3 vehicles are planned. Construction can begin shortly after purchasing the plot. Viewing is recommended in any case, and we are at your disposal for further information.

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## All about the location

Pòrtol, in the municipality of Marratxí, is known for its pottery. Around 3000 people live in and around this quiet village, which is located 15 km north-east of Palma and 20 km from the airport. The art of pottery has a very long tradition in this region, as the soil in the area is ideal and the burning of almond shells creates a particularly hot fire, which is necessary for firing the clay. The first pottery can be found in the Neolithic period, the Romans brought the potter's wheel and rain gutters and bricks were produced for the first time. The almond blossom, between January and February, transforms Pòrtol into a sea of pink flowers. At the beginning of March, the pottery fair takes place, with information on the history of pottery and stalls selling greixoneras, a mixture between a pot and a pan for preparing traditional dishes, as well as flower pots, amphorae and also the siruell, small clay pipes in human form. There is a clay trail, the Ruta del Fang, through the 7 active pottery workshops. Nearby is the Festival Park Marratxí with restaurants, 3D cinema and outlet stores and in the immediate vicinity is the Puntiro golf course. For families, the village offers an excellent quality of life with good access to schools and leisure facilities. Portol is the perfect place for those who want to experience the authentic Mallorca and at the same time benefit from the proximity to the vibrant capital.

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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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