

Alaró – Mitte

# New build villa with pool and stunning views of the Tramuntana and Alaró

Property ID: ES243745025



PURCHASE PRICE: 2.350.000 EUR • LIVING SPACE: ca. 318,05 m<sup>2</sup> • ROOMS: 7 • LAND AREA: 395 m<sup>2</sup>

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## At a glance

Property ID	ES243745025	Purchase Price	2.350.000 EUR
Living Space	ca. 318,05 m <sup>2</sup>	Condition of property	Like new
Rooms	7	Equipment	Terrace, Swimming pool, Built-in kitchen
Bedrooms	4		
Bathrooms	4		
Year of construction	2024		
Type of parking	2 x Outdoor parking space		

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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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## A first impression

This exclusive, as-new villa offers the privilege of unique views of the picturesque village of Alaró. The villa extends over 3 levels, with a living area of approx. 318 m<sup>2</sup>, with a total of 7 rooms, including 4 spacious bedrooms and 4 modern bathrooms. These are stylishly designed and impress with high-quality materials and contemporary furnishings. The spacious, bright rooms offer a pleasant living ambience and underline the high standard of the property. Underfloor heating provides cozy warmth throughout the house during the cooler months and the air conditioning ensures a pleasant temperature during the hot summer months. Particularly noteworthy are the balcony and terrace, which not only offer additional outdoor space, but also the opportunity to enjoy the impressive views. The outdoor area is designed with an elegant pool that invites you to relax and unwind. A parking space for 2 cars is also available. The quiet, yet central location of the property offers the perfect starting point for activities in the region. At the same time, you can enjoy the peace and comfort that this exclusive residential area has to offer. The proximity to local amenities and picturesque landscapes makes this property attractive to anyone who appreciates a harmonious combination of nature and urban living. This villa is ideal for buyers looking for a high-quality property in one of the most sought-after areas of the island. Whether as a permanent residence or a spacious vacation home, this property meets a wide range of living requirements. Arrange a viewing today to see the benefits of this unique villa for yourself.



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## Details of amenities

- Pool of approx. 20 m<sup>2</sup>
- city water
- City electricity
- air conditioning

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## All about the location

Alaró is located in the heart of Mallorca, around 26 km from Palma, in the Tramuntana mountains. The municipality is known for the Alaró mountain (825 m) with the historic Alaró castle and the Alcadena mountain (817 m). Its history dates back to the Talayotic era. The castle fortress was first mentioned in the 12th century, is located on a mountain peak and offers a breathtaking panoramic view of the island. There is an inn there and you can also stay overnight. The ascent is a popular hiking route for nature lovers and history buffs. The Gothic church of Sant Bartomeu, in the center, is surrounded by cozy cafés and restaurants. In the late 19th century, industrialization and innovation made Alaró the first town in Mallorca with electric lighting and the first cinema. Today, the town is a popular starting point for hikers and cyclists. The region is known for its olive groves and wineries, which offer first-class local produce. Alaró celebrates on June 29 in honor of San Pedro and the week before August 16 in honor of San Roque, with traditional dances such as the Cossiers dance. Alaró has many restaurants, hotels, agritourism farms and cultural events, such as the organ concerts in the church of Sant Bartomeu. The lively village life, coupled with its proximity to Palma and the island's beaches, makes Alaró a desirable place to live. Discover the beauty and charm of this unique village - an ideal investment for property buyers in search of authenticity and tranquillity.

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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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