

Genova  
Объект № 119195



PORTA MALLORQUINA®

Your home. Our passion.

Exclusive, newly-built villa with breathtaking views over the sea and the town of Palma

жилая площадь: 634 m<sup>2</sup>  
участок: 832 m<sup>2</sup>  
спальни: 4  
санузел: 5  
вид на море: ✓

Энергетическая  
сертификация:

в процессе

цена:

€ 3.290.000,-



Генова

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## Описание объекта:

No area is located closer to the town of Palma than Genova, although its narrow lanes and traditional, Mediterranean-style houses convey the feeling of being in a completely tranquil corner of the island. Only a few minutes after leaving the lively streets, the traffic, and the shops of the capital behind, this house, currently under construction, is located at the top of the mountain with views of the sea and the pine forests.

Standing on a plot of 875 sqm the house has a living area of 255 sqm spread over 3 levels. On the lowest level is the 2-car garage, a storage/pool/technology room, and a private fitness studio with adjoining spa area.

Via a corridor or the lift the entrance area is accessed with a guest WC, a utility room, and the living/dining area with American open kitchen leading to a partly-covered sun terrace with outside lounge corner and the infinity pool. Also on this floor is a bedroom with en-suite bathroom.

Housed on the upper floor are 2 further bedrooms, each with its own bathroom, and a communal terrace. A highlight of this level is a further large bedroom with dressing room, bathroom en suite and a private balcony.

From here stairs lead to the roof terrace providing unbelievable views over the bay of Palma.

Further features of this exceptional property are underfloor heating, central air conditioning, barrier-free sliding French windows, and pre-equipment for a photovoltaic system.

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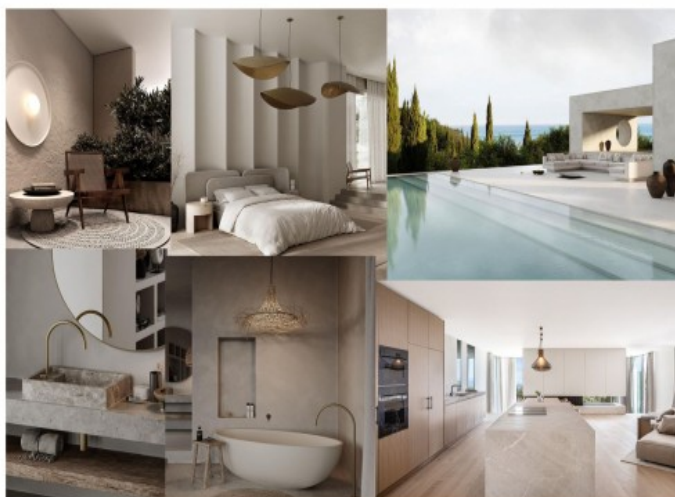


## Месторасположения и окрестности:

Genova is a picturesque, authentic mountain village surrounded by lovely nature and with views of the sea and of Palma. This Palma suburb is situated 5 km west of the town, close to the motorway Palma-Andratx with easy access to the centre of town. Genova is the perfect place for those wishing to live in natural surroundings but close to Palma. It is well-known for its restaurants and many local people come here from Palma to enjoy authentic and good Spanish cooking. The beaches and the bays of the south-west of Mallorca are less than 10 minutes away by car and the Coves de Genova, natural dripstone caves which are open to the public, are well worth a visit.

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All information is correct to the best of our knowledge. Errors and prior sale excepted. This prospectus is purely for information purposes. Only the notarized deed of sale is legally binding.

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