APARTBALEAR
Real Estate Agent Group



Property: C2040FH

Apartment with sea view in luxury complex with SPA

Flat, Port d'Andratx

1.125.000,00 €

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Data overview

PropNo	C2040FH
Type of property	Apartment
Kind of property	Flat
Type of use	Residential
Type of commercialization	Purchase
Postcode	07157
City	Port d'Andratx
State	Balearic islands
Additional geographical information	Puerto Andratx
Constructed area	approx. 122 sqm
Living area	approx. 104 sqm
constructed area	approx. 122 sqm
Number of bedrooms	2
Number of bathrooms	2
Number of rooms	3
Balcony/terrace area	approx. 18 sqm
Waste water connection	Yes
Construction style	Massive
Name of the community	Gran Folies
Year of construction	2004
Number of buildings	21
Number of floors	3
Number of residential units	125
Elevator	Lift
Type of parking space	Underground parking
Swimmingpool	Yes
Swimmingpool (indoor)	Yes
Whirlpool / Jaccuzi	Yes
Gym / Fitnessbreich	Yes
Trockensauna	Yes

Dampfsauna	Yes
Concierge Service	Yes
Sea view	Yes
Kitchen	Fitted kitchen
Heating type	Underfloor heating, Air Conditioning hot / cold (central)
Combustion	Wind / Water heat pump
Floor	Marble
Window	Double glazing, aluminium
Cable Sat TV	Yes
Balcony	Yes
Alignment of balcony/terrace	Southeast, South
Parking spaces	1 Underground parking space
Year of construction	2004
Condition	Well maintained
Purchase price	1.125.000,00 €
Community fee per month (approx.)	550,00 €

Highlights

Sea view, exclusive luxury residence, 2 spacious outdoor pools, SPA area, heated indoor pool, jacuzzi, dry and steam sauna, fitness room, offices, concierge service, security service, high quality finishings, 2 bedrooms, 2 bathrooms, living/dining area, fitted kitchen, built-in wardrobes, underfloor heating, fireplace, air conditioning hot/cold, double glazed windows, marble floor, utility room, covered balcony, underground parking, elevator, close to marina

Description

The apartment offers approx. 104m^2 of living space (approx. 122 m2 constructed area) with a master bedroom with en suite bathroom with triangular bathtub and shower cubicle as well as a further bedroom and bathroom. The floors are Antiguar marble with underfloor heating throughout the apartment. The kitchen is equipped by Poggenpohl with Küppersbusch built-in appliances. From the living room you can access the covered terrace (approx. 18m^2), from where you can enjoy a panoramic sea view. The apartment has its own underground parking space.

Arrange a viewing with us now.

Energy certificate: E

The following additional purchase costs are not included in the price:
Land transfer tax, costs for notary and land registry, costs for gestoría/tax office/lawyer

Note: A few pictures have been edited with AI to give the viewer a better idea of possible furnishings.

Location

This beautiful apartment is located in one of the most exclusive complexes in Mallorca in Port Andratx. The complex features a 5 star service with reception, spa, sauna, steam room, fitness, indoor pool, jacuzzi as well as a bar, business center with conference rooms and offices. In addition, the resort has 2 other large pools and children's pools as well as beautiful subtropical gardens. The very popular beach club Gran Folies and the famous harbor promenade of Port Andratx with its many bars, restaurants and boutiques can be reached in a few minutes. The beach and the golf course in Camp de Mar can be reached in about 5 minutes by car. The island capital Palma de Mallorca can be reached in about 30 minutes by car.

Other data

This apartment in Port Andratx is offered to you by your real estate agent Holzmüller - Real Estate Mallorca (exclusive partner of the real estate portals APART BALEAR and LUXUSIMMOMALLORCA.COM). For further questions they reach us under info@holzmueller-mallorca.com or by Whatsapp / telephone under 0034 603 367 779.

The information is based on information from the seller and is passed on without assumption of liability by us. We will of course verify this information before any sale by obtaining an extract from the land register.

Images



Swimmingpool A (Community)



Living room (Home Staging by AI)



Kitchen (Home Staging by AI)



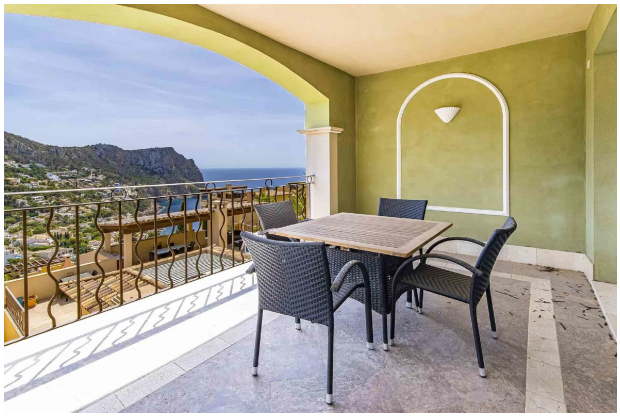
Living



Sea view



Terrace (Home Staging by AI)



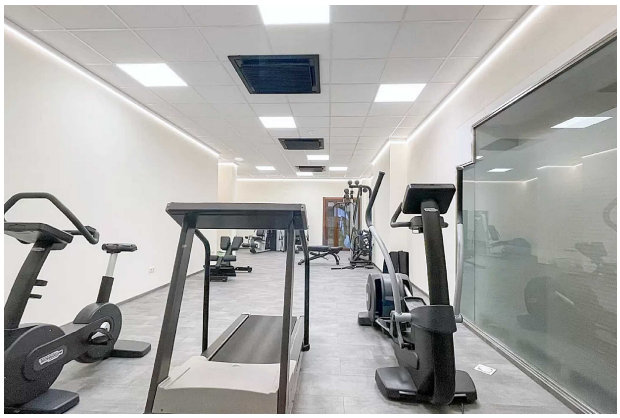
Terrace



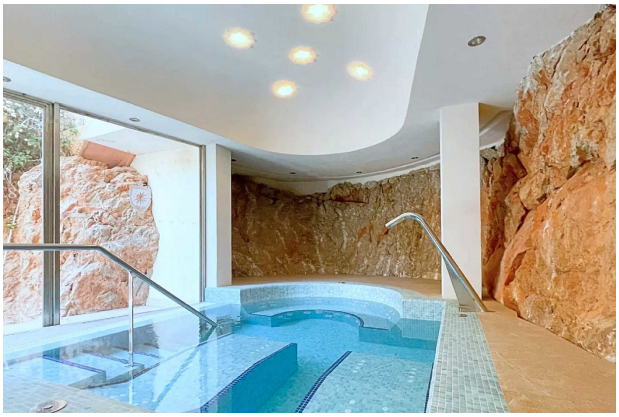
Swimmingpool C (Community)



Indoor Pool (Community)



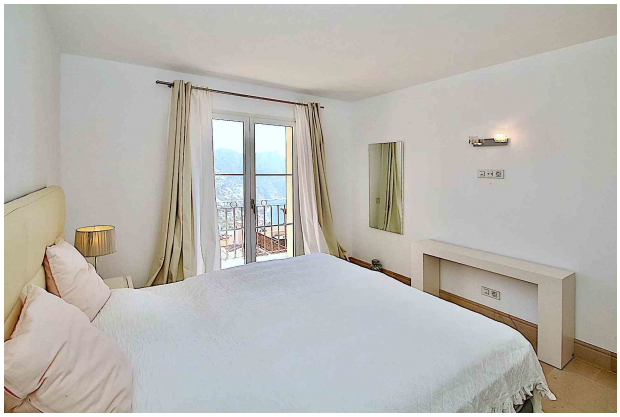
Gym (Community)



Jacuzzi (Community)



Bedroom 1



Bedroom 1



Bathroom 1 (Home Staging by AI)



Balcony



Bedroom 2



Bathroom 2

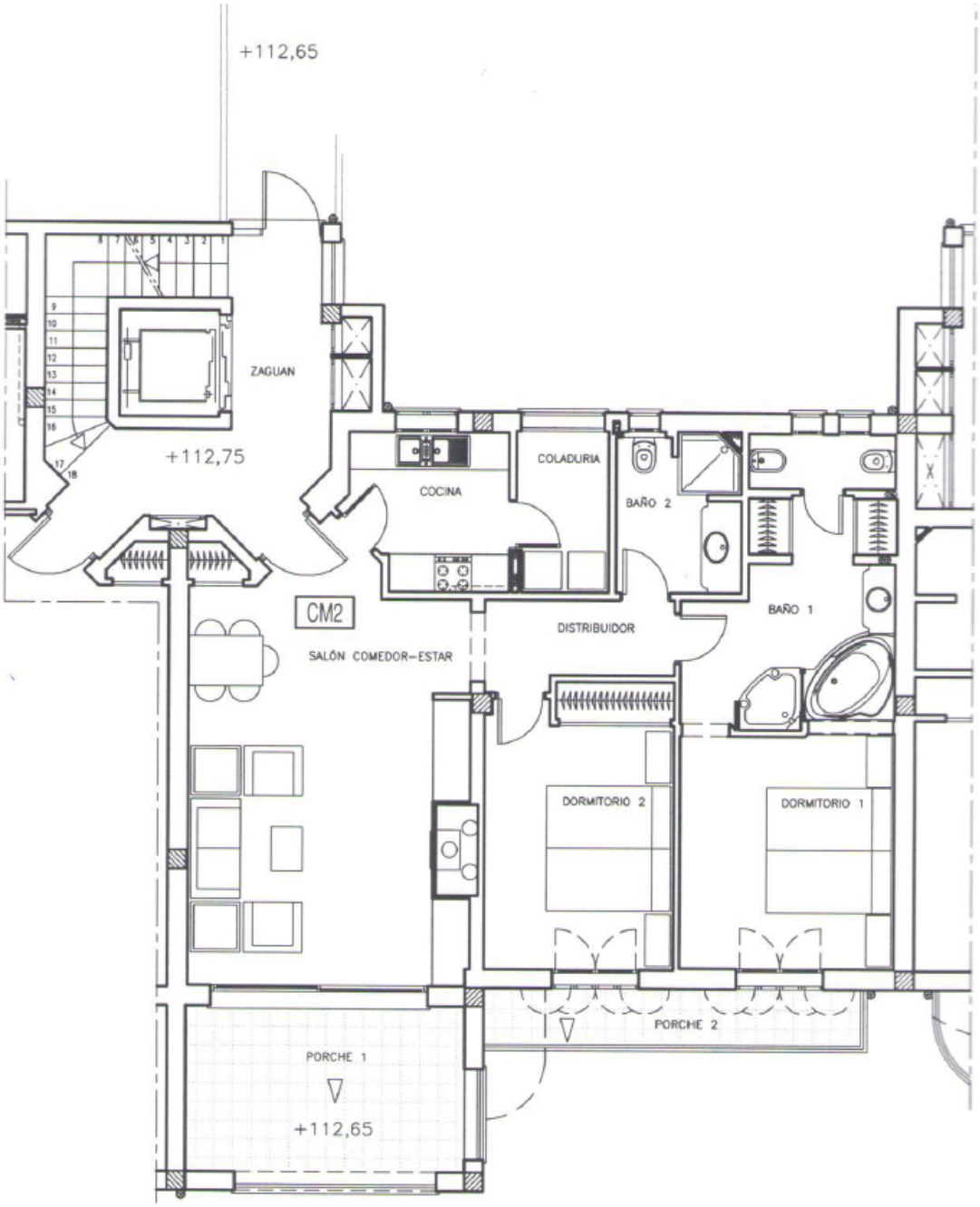


Swimmingpool C (Community)



Swimmingpool A (Community)

Floor Plan



C2040FH_Floorplan

Your contact person

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