



**KENSINGTON**<sup>®</sup>  
Finest Properties International

# State of the Art new built Villa in Santa Ponsa



## general:

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<b>object number external:</b>	KSP01625	<b>Date:</b>	16.09.2024
<b>usage:</b>	habitation	<b>marketing method:</b>	purchase
<b>property:</b>	House	<b>construction year:</b>	2024
<b>place:</b>	07180 Santa Ponsa	<b>living space:</b>	600,00 m <sup>2</sup>
<b>Floor space:</b>	651,00 m <sup>2</sup>	<b>Total size of site:</b>	1.125,00 m <sup>2</sup>
<b>Number of Rooms:</b>	6,0	<b>Number of bedrooms:</b>	5,0
<b>Number of bathrooms:</b>	6,0	<b>Number of sep. bathrooms:</b>	1,0
<b>number of parking spaces:</b>	4,0	<b>Condition:</b>	first time use

## prices:

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<b>outside parking space:</b>	0,00 €	<b>parking garage:</b>	0,00 €
<b>purchase price:</b>	5.500.000,00 €		

## energy certificate:

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**beaconing:** air heat pump

## contact person:

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## Infrastructure:

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## Description:

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This recently built villa with imposing entrance stands on a flat, south-west facing plot of approx. 1,100m<sup>2</sup> with adjoining green area for all day sunlight.

The spacious garden surrounds the entire house and offers a familiar and exclusive environment. On the main floor there is an open-plan kitchen, dining room and a spacious living room with a double-sided glass fireplace that offers a direct connection to the garden and pool area. This is the perfect layout for those looking to buy a property in Mallorca. On this floor there is also a bedroom with en-suite bathroom, a second laundry room and a guest toilet. On the upper floor there are 4 bedrooms, each with its own bathroom en suite. Particularly noteworthy is the large master bedroom with a cosy fireplace in an exclusive design.

The lower level offers a leisure and fitness area with a wine gallery, a living room with a large screen, a fully equipped gym, a multifunctional room for a sauna, a large laundry room and a complete bathroom with shower. The technical room is also located on this floor.

Further equipment features:

- Underfloor heating/SHW: Highly efficient Mitsubishi Electric ECODAN arothermal technology.
- Air conditioning: Mitsubishi Electric VRF heat pump system.
- Pool technology: Sand filter, PH pump and chlorine pump, automatic water control and LED lighting.
- Windows: Modern ZENLINE window frames.
- Domotic system: Zennio for remote control and management of all house functions.
- Outdoor swimming pool: 12x4m.
- Barbecue and outdoor fireplace.
- Kitchen: Equipped with Miele appliances.
- Additional amenities: Gym, cinema room, two laundry rooms, luxury furniture and fittings.

## images

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