

## Magnificent villa project with a careful Moderna design and a privileged location in Bendinat



### Price

6.100.000 €

### Location

Bendinat-Cas Catala-Illetes / Mallorca Southwest / Bendinat

### Description

Located in the exclusive residential area of Old Bendinat, one of the most prestigious areas of the southwest coast of Mallorca for being only 10 min. from the center of Palma and surrounded by green areas, an excellent golf course and beautiful beaches and coves with the marina of Puerto Portals just 5 min. we found this excellent villa project; a house with a contemporary style where Mediterranean natural elements and materials such as stone and wood have been used to achieve a unique home for its design, warmth and comfort and for having the latest technological advances.

The house will have 484 m<sup>2</sup> within a plot of 752 m<sup>2</sup> and will be distributed on two levels plus basement. The exterior of the villa, with a mixture of traditional elements under a contemporary architecture, with porches, terraces, swimming pool and garden with Mediterranean vegetation will become the ideal place to cool off and enjoy the excellent Balearic climate to the fullest.

On the ground floor there is a large living room, dining room and open kitchen with access to a large porch from which to access the pool area and gardens. On this floor we also find a bedroom with bathroom, a guest toilet and the garage with space for two cars. The first floor is occupied by the rest area with the large master room equipped with bathroom and dressing area and two more bedrooms also with en suite bathroom. All rooms have access to terraces.

On the basement floor there is a laundry room, a bathroom and several rooms where the owner can use it as he wishes.

### Details

Double room 4  
Bathrooms 5  
Floors 2  
Living space 484  
Area plot 752

### Extras

Air conditioning  
Alarm  
Fitted wardrobes  
Central heating  
Heating  
Laundry room  
Private swimming pool  
Solarium

Photos



◆ PLOT

Plot: 752m<sup>2</sup>  
 Built area house: 262.41m<sup>2</sup>  
 Built area basement: 221.45m<sup>2</sup>

◆ GROUND FLOOR

build area 149.64m<sup>2</sup>  
 1 Kitchen - living/dining room 76.82m<sup>2</sup>  
 2 Bedroom 14.00m<sup>2</sup>  
 3 Bathroom 4.19m<sup>2</sup>  
 4 Toilet 1.86m<sup>2</sup>  
 5 Garage 34.20m<sup>2</sup>  
 6 Pool terrace 55.83m<sup>2</sup>  
 7 Pool 37.30m<sup>2</sup>  
 8 Entrance 9.88m<sup>2</sup>



◆ FIRST FLOOR

build area 112.0m<sup>2</sup>  
 1 Master bedroom 36.27m<sup>2</sup>  
 2 Master bathroom 6.96m<sup>2</sup>  
 3 Distributor 15.29m<sup>2</sup>  
 4 Bedroom 2 13.27m<sup>2</sup>  
 5 Bathroom 2 4.17m<sup>2</sup>  
 6 Bedroom 3 12.40m<sup>2</sup>  
 7 Bathroom 3 5.95m<sup>2</sup>  
 8 Terrace 2 53.82m<sup>2</sup>



◆ ROOFTOP FLOOR

1 Rooftop 72.23m<sup>2</sup>  
 2 Technical area 45.24m<sup>2</sup>



◆ BASEMENT

build area 221.45m<sup>2</sup>  
 1 Storage room 20.54m<sup>2</sup>  
 2 Storage room 33.44m<sup>2</sup>  
 3 Storage room 31.40m<sup>2</sup>  
 4 Storage room 20.23m<sup>2</sup>  
 5 Staff Bathroom 6.80m<sup>2</sup>  
 6 Laundry 12.09m<sup>2</sup>  
 7 Hall 28.57m<sup>2</sup>  
 8 Machinery room 13.19m<sup>2</sup>  
 9 Water tank 16.89m<sup>2</sup>



