

Llucmajor – Süd

## Excellent and modern villa with direct sea views in Bahia Azul, Llucmajor

*Property ID: ES255161*



**PURCHASE PRICE: 2.980.000 EUR • LIVING SPACE: ca. 388 m<sup>2</sup> • ROOMS: 6 • LAND AREA: 1.561 m<sup>2</sup>**

Property ID: ES255161 - 07609 Llucmajor – Süd

- At a glance
- The property
- Energy Data
- A first impression
- Contact partner

Property ID: ES255161 - 07609 Llucmajor – Süd

## At a glance

Property ID	ES255161	Purchase Price	2.980.000 EUR
Living Space	ca. 388 m²	Condition of property	Renovated
Rooms	6	Equipment	Terrace, Guest WC, Swimming pool, Fireplace
Bedrooms	5		
Bathrooms	5		
Year of construction	1988		
Type of parking	1 x Garage		

Property ID: ES255161 - 07609 Llucmajor – Süd

## Energy Data

Type of heating	Underfloor heating	Energy efficiency class	E
Energy Source	Electro		
Energy certificate valid until	11.03.2034	Year of construction according to energy certificate	1988
Energy information	At the time of preparing the document, no energy certificate was available.		

Property ID: ES255161 - 07609 Llucmajor – Süd

## The property





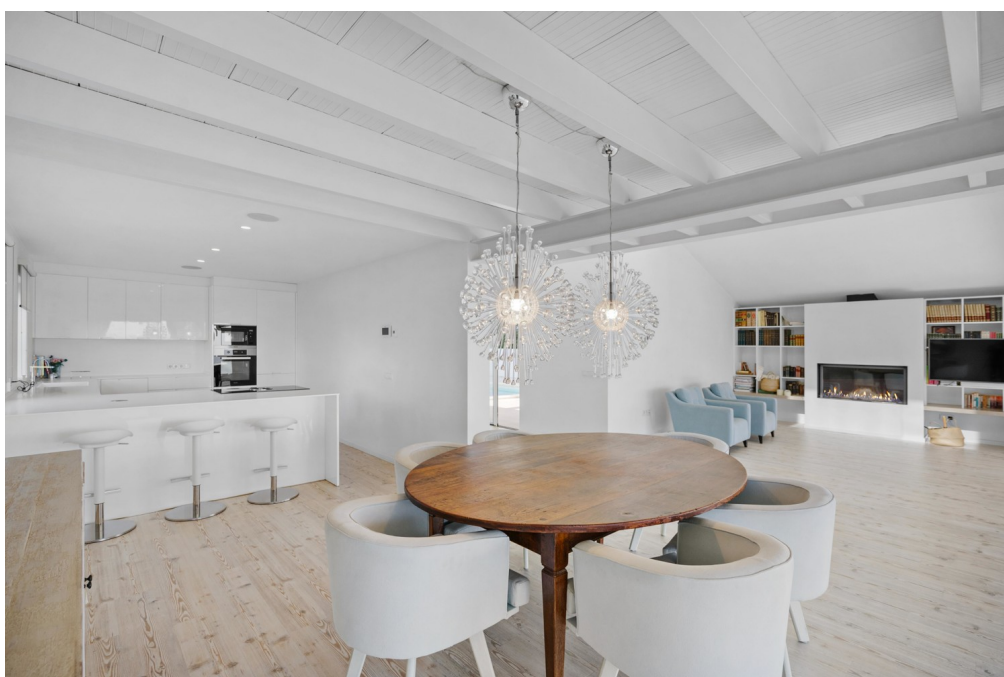
Property ID: ES255161 - 07609 Llucmajor – Süd

## The property



Property ID: ES255161 - 07609 Llucmajor – Süd

## The property



Property ID: ES255161 - 07609 Llucmajor – Süd

## The property





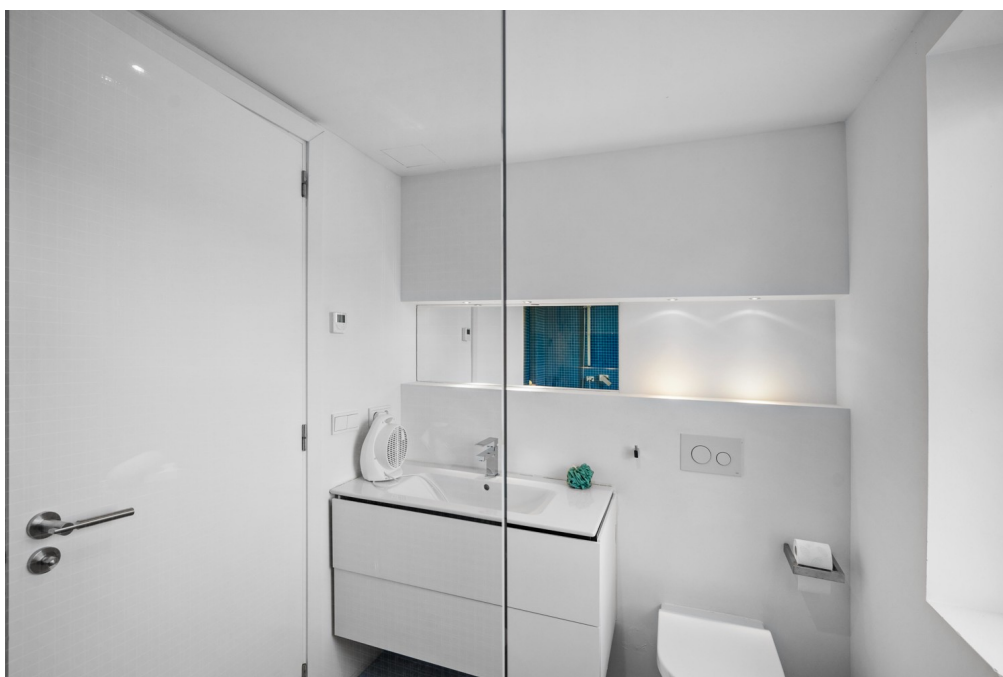
Property ID: ES255161 - 07609 Llucmajor – Süd

## The property



Property ID: ES255161 - 07609 Lluçmajor – Süd

## The property



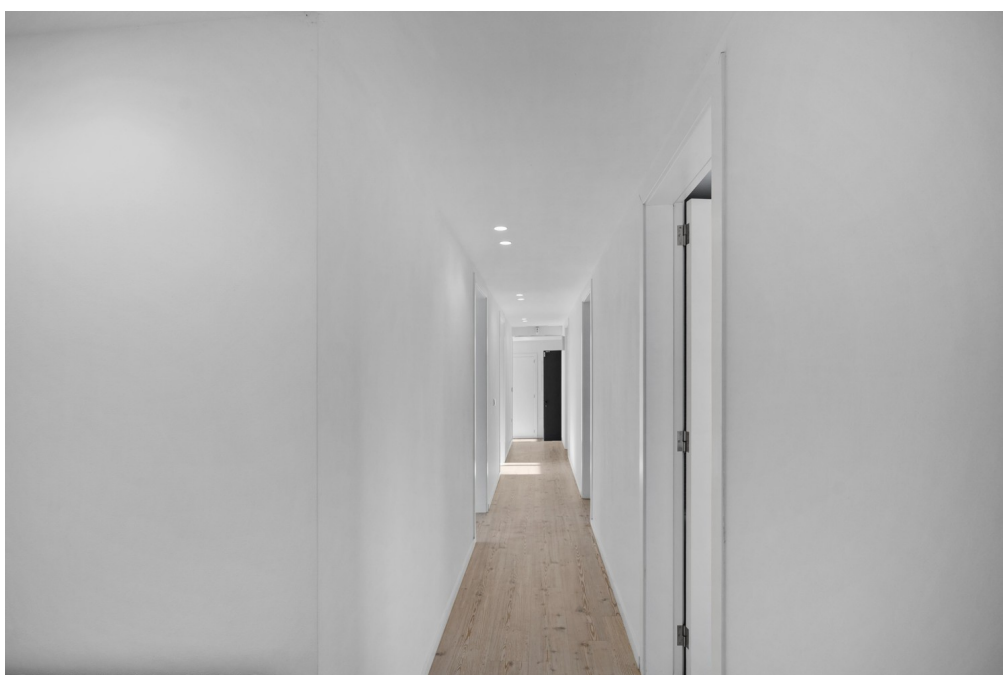
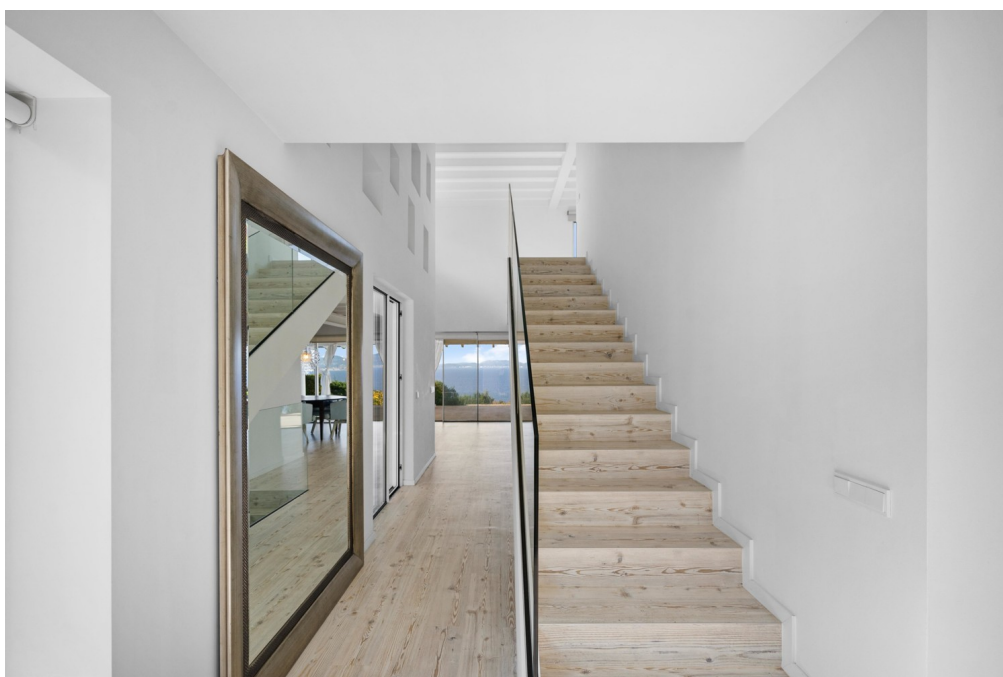
Property ID: ES255161 - 07609 Lluçmajor – Süd

## The property



Property ID: ES255161 - 07609 Lluçmajor – Süd

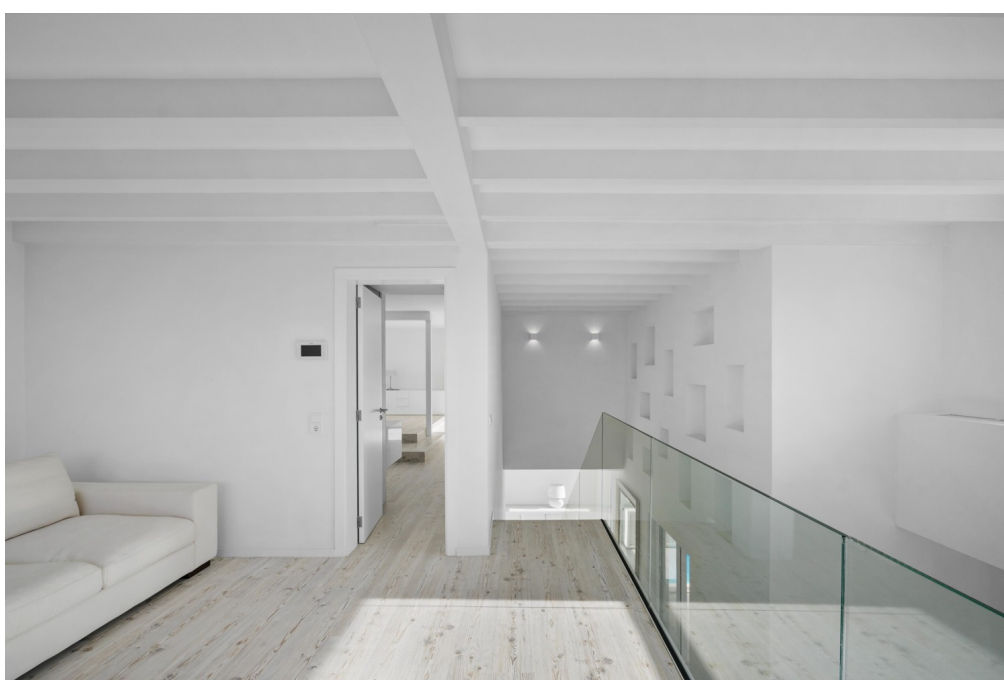
## The property





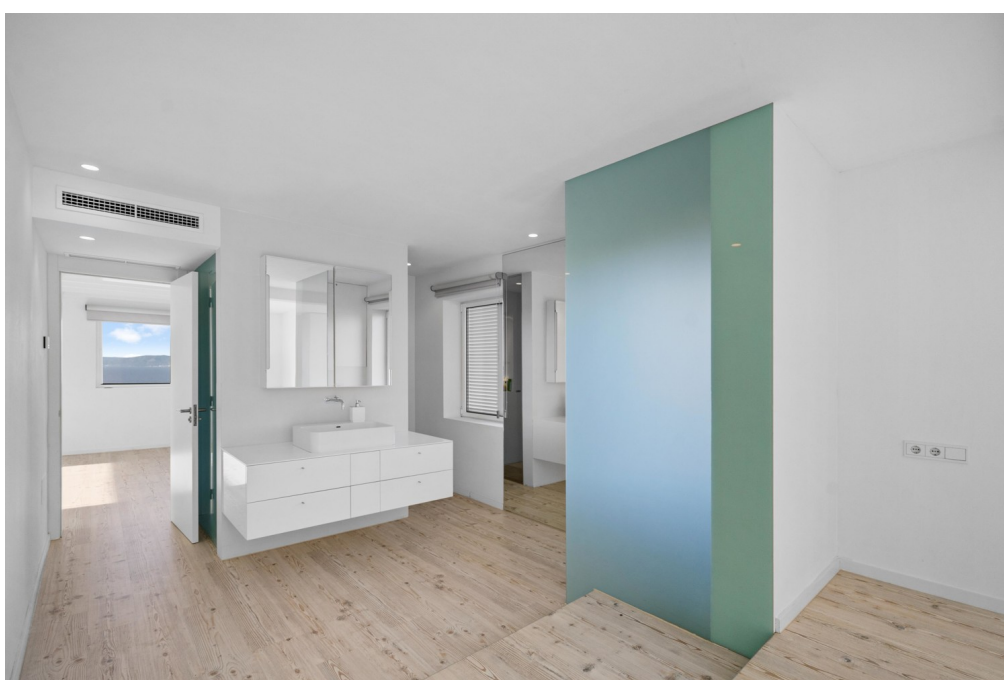
Property ID: ES255161 - 07609 Llucmajor – Süd

## The property



Property ID: ES255161 - 07609 Lluçmajor – Süd

## The property



Property ID: ES255161 - 07609 Lluçmajor – Süd

## The property





Property ID: ES255161 - 07609 Llucmajor – Süd

## The property





Property ID: ES255161 - 07609 Lluçmajor – Süd

## The property



Property ID: ES255161 - 07609 Lluçmajor – Süd

## A first impression

Impressive villa, completely renovated and with direct sea views, is located in the peaceful and welcoming environment of Lluçmajor, in Bahía Azul. The center of Palma, with all necessary services, and the international airport, are just 20 minutes by car.

Situated on a plot of approximately 1560 m<sup>2</sup>, this property offers a generous living area of approximately 388 m<sup>2</sup>, distributed over two well-organized floors. It offers a total of five generously sized bedrooms, each with its own en-suite bathroom, a spacious and sunny open-plan area, including a living room with a fireplace, dining area, and a spectacular and modern kitchen, fully furnished and equipped with high-end appliances. The master bedroom is a large space occupying the entire upper floor, which includes a study area, a walk-in closet, and a luxurious en-suite bathroom, a perfect retreat for rest and relaxation, also providing direct access to a private terrace.

All bedrooms are designed to maximize comfort and brightness, with large windows allowing ample natural light. Central heating and underfloor heating ensure a pleasant temperature throughout the property, regardless of the season.

The outdoor areas of this villa are both practical and aesthetically pleasing. A 50 m<sup>2</sup> pool offers an ideal place to cool off on hot summer days, while the large front porch provides stunning views of the sea and surrounding landscape, making it a perfect spot to relax at the end of the day. It also has a barbecue area, ideal for family gatherings.

The basement houses a garage, a machine room, and a laundry room, adding functionality and comfort to this exceptional home.

With its combination of modern design, practical features, and location in a serene environment, this villa represents a unique opportunity for those seeking a home that meets all their needs.

Property ID: ES255161 - 07609 Llucmajor – Süd

## Contact partner

For further information, please contact your contact person:

Christian W. Czarnetzki

---

C./Cecilio Metelo 67, E-07460 Pollensa

Tel.: +34 971 530 088

E-Mail: [pollensa@von-poll.com](mailto:pollensa@von-poll.com)

*To the Disclaimer of von Poll Immobilien GmbH*

---

[www.von-poll.com](http://www.von-poll.com)