

Esporles - Mitte

## Charming semi-detached house with patio in Esporles

Property ID: ES263745893



**PURCHASE PRICE: 790.000 EUR • LIVING SPACE: ca. 120 m<sup>2</sup> • ROOMS: 3 • LAND AREA: 138 m<sup>2</sup>**

**Property ID: ES263745893 - 07190 Esporles - Mitte**

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## At a glance

|                      |                        |
|----------------------|------------------------|
| Property ID          | ES263745893            |
| Living Space         | ca. 120 m <sup>2</sup> |
| Rooms                | 3                      |
| Bedrooms             | 2                      |
| Bathrooms            | 2                      |
| Year of construction | 1920                   |

|                       |                                         |
|-----------------------|-----------------------------------------|
| Purchase Price        | 790.000 EUR                             |
| House                 | Terrace house                           |
| Condition of property | Completely renovated                    |
| Equipment             | Terrace, Fireplace,<br>Built-in kitchen |

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## Energy Data

|                                |                                                                             |                                                      |      |
|--------------------------------|-----------------------------------------------------------------------------|------------------------------------------------------|------|
| Type of heating                | Stove                                                                       | Energy efficiency class                              | E    |
| Energy Source                  | wood                                                                        |                                                      |      |
| Energy certificate valid until | 12.12.2032                                                                  | Year of construction according to energy certificate | 1920 |
| Energy information             | At the time of preparing the document, no energy certificate was available. |                                                      |      |

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## The property



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## A first impression

This high-quality renovated house in Esporles combines traditional charm with modern living comfort and is situated on a gentle slope at the foot of the Serra de Tramuntana. The property offers a successful combination of authentic village life, privacy and natural surroundings - ideal for anyone looking for a stylish retreat in Mallorca or a permanent residence.

The house boasts bright, generously proportioned rooms with large windows overlooking the sheltered inner courtyard, creating a pleasant, light-flooded living ambience. A cozy fireplace also creates a warm and inviting atmosphere. The open-plan living and dining area flows seamlessly into a modern, functional kitchen. High-quality features such as new floor coverings, double-glazed aluminum windows, wooden blinds and a completely renewed electrical installation underline the contemporary living standard.

There are two comfortable bedrooms on the upper floor. The master bedroom offers direct access to a sunny terrace with impressive views of the surrounding Tramuntana mountains. A modern bathroom and a separate WC round off the space on offer.

The heart of the property is the private courtyard, surrounded by lemon and orange trees, which offers all-day sun and absolute privacy - an ideal place to relax. This is complemented by a further terrace on the upper level, which offers sweeping panoramic views.

The property will be handed over fully modernized, including a new kitchen, renovated bathrooms and a roof in perfect condition.

A stylish home in one of the most sought-after locations in the Tramuntana - ideal for lovers of nature, tranquillity and the Mediterranean lifestyle.

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## Details of amenities

- fitted kitchen
- Parquet floor
- fireplace
- Patio of approx. 40 m<sup>2</sup>
- Terrace on the second floor of approx. 10 m<sup>2</sup>
- Garden with orange and lemon trees

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## All about the location

Esporles is nestled in the foothills of the Serra de Tramuntana on Mallorca. One of the attractions of Esporles is "La Granja", a historic manor house that serves as a museum. It offers fascinating insights into traditional Mallorcan life and includes beautiful gardens, workshops and an impressive collection of antiques. The church of San Pedro dominates the historic center of the village with its Gothic style. The nearby monastery "Cartuja de Valldemossa" and the elegant "Raixa" estate are further highlights. For nature and sports lovers, Esporles is an ideal starting point for hiking and cycling tours in the Serra de Tramuntana, which offer breathtaking views and unspoiled nature. The village itself has a population of around 7,000 people and offers a welcoming community that is reflected in lively markets and traditional festivals. Despite its quiet location, Esporles is well connected to the island's magnificent beaches, which are only around 20 km away - ideal for relaxing trips to the sea. Families with children benefit from international schools in the area, which can be reached in a 20 to 30-minute drive and offer a high-quality education in an international environment. The location of Esporles is also extremely practical. It is only about 15 km northwest of Palma, the capital of Mallorca, and the airport is about 25 km away. There is a wide range of properties in Esporles, from traditional village houses to renovated fincas and luxurious country estates. The charming and tranquil surroundings make it a desirable place to live for those who want to experience the authentic Mallorca without sacrificing proximity to Palma.

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## Other information

We generally recommend having the building law situation checked by a specialist lawyer. All details are based exclusively on the information provided by the owner or client. We assume no liability for the completeness, accuracy and timeliness of the information. The brokerage fee is payable by the vendor. Any taxes, notary and land registry costs incurred on the purchase are to be borne by the buyer.

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## Contact partner

**For further information, please contact your contact person:**

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