

Portol - Mitte

# Semi-detached house with a pool and ocean view in Portol

Property ID: ES263746015



**PURCHASE PRICE: 1.080.000 EUR • LIVING SPACE: ca. 181 m<sup>2</sup> • ROOMS: 5 • LAND AREA: 350 m<sup>2</sup>**

**Property ID: ES263746015 - 07141 Portol - Mitte**

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## At a glance

Property ID	ES263746015	Purchase Price	1.080.000 EUR
Living Space	ca. 181 m <sup>2</sup>	House	Semi-detached house
Rooms	5	Condition of property	Well-maintained
Bedrooms	4	Equipment	Terrace, Swimming pool, Built-in kitchen
Bathrooms	3		
Year of construction	2003		
Type of parking	1 x Garage		

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## Energy Data

Type of heating	Central heating
Power Source	Gas
Energy information	At the time of preparing the document, no energy certificate was available.

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## The property



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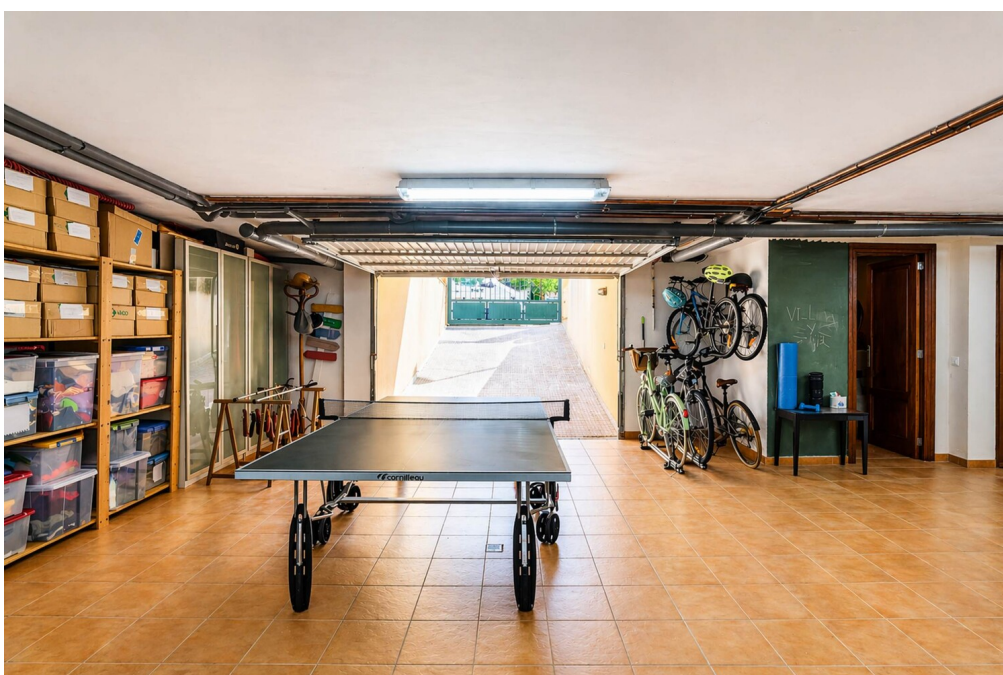
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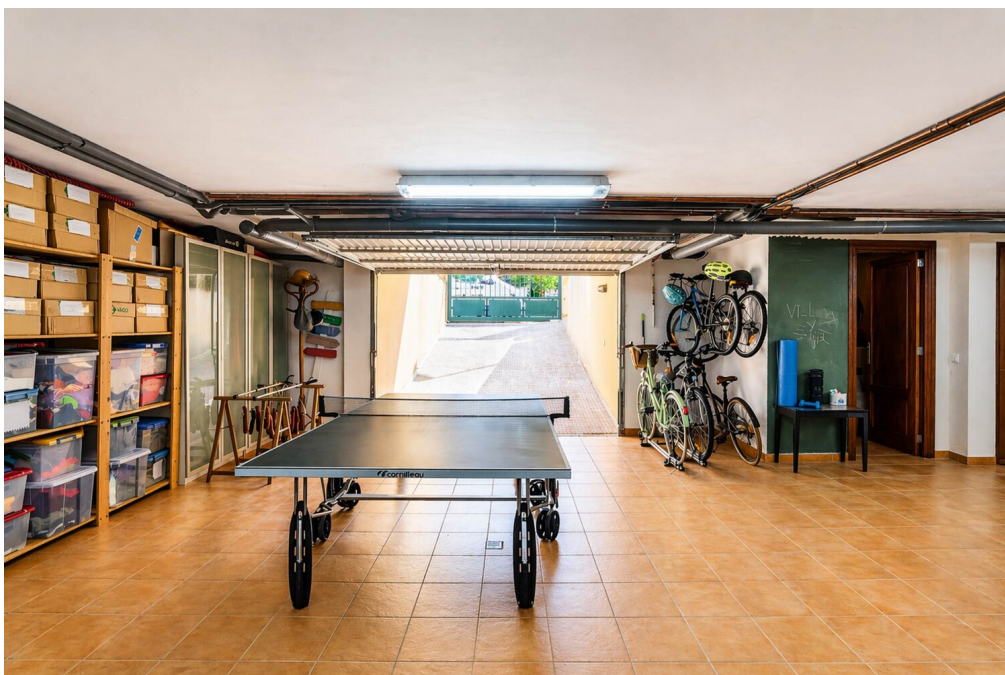
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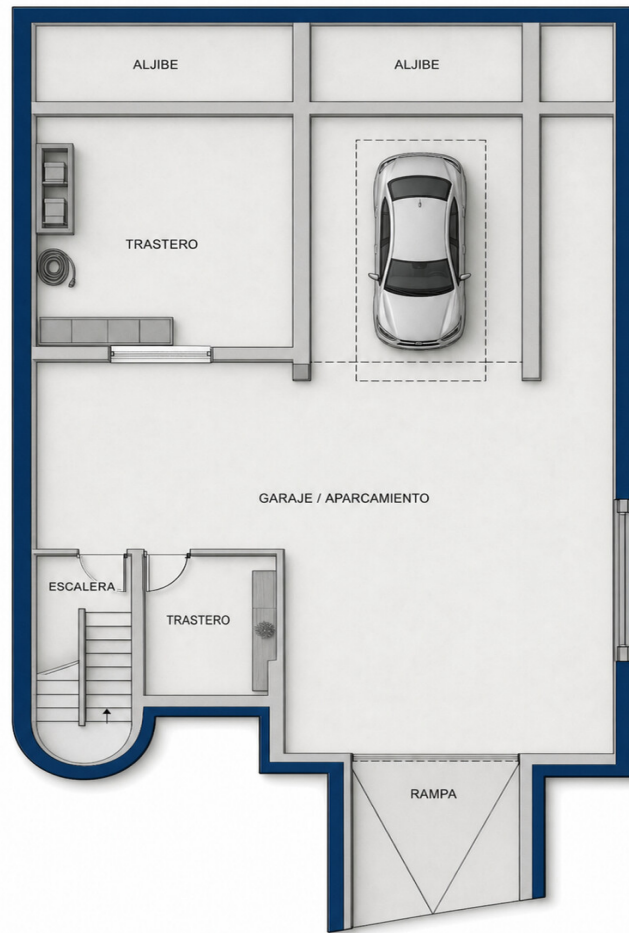


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## Floor plans

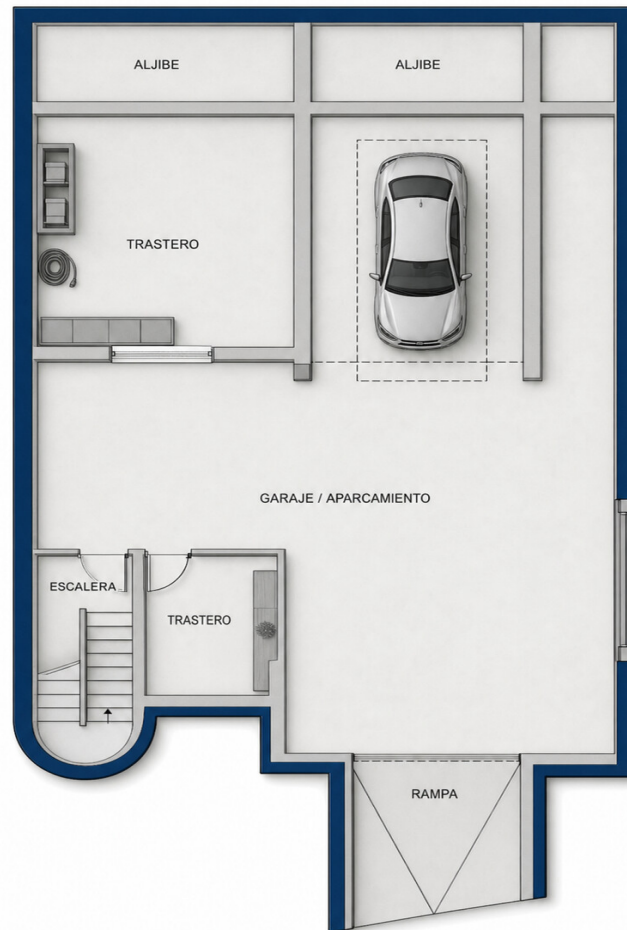












This floor plan is not to scale. The documents were given to us by the client. For this reason, we cannot guarantee the accuracy of the information.

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## **A first impression**

Located in Portol, this well-maintained home, built in 2003, features spacious rooms, a well-thought-out floor plan, and a family-friendly atmosphere. Set on a lot of approximately 350 m<sup>2</sup>, the property offers about 181 m<sup>2</sup> of living space spread over two floors, as well as a built-up area of approximately 318 m<sup>2</sup>—ideal for anyone who values space, comfort, and functionality.

The heart of the home is the spacious, bright living room with a cozy fireplace, which creates a pleasant living atmosphere and invites you to spend time with family and friends. The built-in kitchen, featuring a high-quality stone countertop, meets the highest standards and offers the perfect setting for ambitious cooking. Tiled floors emphasize the low-maintenance, timeless character of the property.

In total, there are five rooms, including four bedrooms. A particularly practical feature: one bedroom is located on the ground floor—ideal as a guest room, office, or for barrier-free living. Three bathrooms, including one en suite, ensure everyday comfort. A separate laundry room and built-in closets in every room provide additional organization and storage space.

The private garden, measuring approximately 100 m<sup>2</sup>, invites you to relax, play, and enjoy the outdoors. A terrace and a balcony extend the living space outdoors and create attractive areas for any time of day. Another added value is the already planned pool project, which will be completed and included in the sale—the pool images are renderings; the pool is still under construction.

The property is rounded out by a spacious garage with room for up to four vehicles. A solar water heating system and propane/butane heating ensure efficient energy supply.

A property that combines space, natural light, and comfort in an attractive location in Portol—ideal for families and anyone looking for a well-maintained home with outdoor spaces and potential for additional upgrades.

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## **Details of amenities**

- **Built-in kitchen**
- **Tile flooring**
- **Air-conditioned**
- **Patio**
- **Balcony**
- **Swimming pool**
- **Gas heating**
- **Four parking spaces in the garage**

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## All about the location

Pòrtol, in the municipality of Marratxí, is known for its pottery. About 3,000 people live in and around this quiet village, which is located 15 km northeast of Palma and 20 km from the airport. Pottery has a very long tradition in this region, as the local clays are ideal, and burning almond shells produces a particularly hot fire, which is necessary for firing the clay. The earliest pottery dates back to the Neolithic period; the Romans introduced the potter's wheel, and this marked the first production of rain gutters and bricks. The almond blossoms, which bloom between January and February, transform Pòrtol into a sea of pink flowers. The pottery fair takes place in early March, featuring information on the history of pottery and vendor stalls selling "greixoneras"—a cross between a pot and a pan used for preparing traditional dishes—as well as flowerpots, amphorae, and "siruell," small clay whistles shaped like human figures. There is the Clay Trail, the Ruta del Fang, which winds through seven active pottery workshops. Nearby is Festival Park Marratxí, featuring restaurants, a 3D movie theater, and outlet stores, and the Puntiro Golf Course is right next door. For families, the village offers an excellent quality of life with good access to schools and recreational facilities. Portol is the perfect place for anyone who wants to experience authentic Mallorca while also enjoying the proximity to the vibrant capital.

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## **Other information**

**As a general rule, we recommend having the building code compliance status reviewed by a specialized attorney. All details are based solely on information provided by the owner or client. We make no warranty as to the completeness, accuracy, or timeliness of the information. The brokerage fee is payable by the seller. The taxes, notary fees, and land registry fees incurred in connection with 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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