





## 4 bedroom Villa for sale in Capdepera, Mallorca

1,300,000€

The house is located just 5 minutes walk to the center of Cala Ratjada where you will find a wide variety of restaurants, shops, and supermarkets. The best coves on the island are all around Cala Ratjada such as Cala Gat, Son Moll, Cala Agulla etc. The property is located on a quiet street with little traffic and close to the Cala Ratjada school. The 3-storey property is distributed in a large entrance hall on the ground floor, 2 double bedrooms with built-in wardrobes, one of them with an en-suite bathroom with bathtub and shower and another that is currently used as an office also with an en-suite bathroom with shower, fully equipped and furnished island-style kitchen with appliances and direct access to the terrace, laundry room and storage room, dining room and living room with fireplace and direct access to the covered porch, with an outdoor fireplace and views of the garden. From the ground floor it is communicated by a marble staircase to the first floor that is distributed in 2 double bedrooms with their dressing rooms, one of them with a bathroom with bathtub and shower en suite and direct access to a covered terrace. From the ground floor you can access the basement by the same staircase, which is distributed in a large garage with space for 2 vehicles and direct access to the house and a large storage room. Outside the house there is 1 covered parking space with space for a vehicle and engine room and a swimming pool under construction. The Property is equipped with double glazing, fireplace, air conditioning with hot and cold pump, water softener and marble staircase. The whole house is surrounded by terraces and gardens and is sold furnished and ready to move into. The price does not include the corresponding purchase taxes, nor the notary and property registration fees. We are also builders! We can advise you to finish the pool.

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|--|---|--|
|  4 bedrooms                    |  3 bathrooms |  375m <sup>2</sup> Build size |
|  1,147m <sup>2</sup> Plot size | <input checked="" type="checkbox"/> Swimming Pool   | <input checked="" type="checkbox"/> Private Pool   |
| <input checked="" type="checkbox"/> Air Conditioning   | <input checked="" type="checkbox"/> Basement  | <input checked="" type="checkbox"/> heating  |
| <input checked="" type="checkbox"/> Garage   | <input checked="" type="checkbox"/> Garden  | <input checked="" type="checkbox"/> Water Deposit  |
| <input checked="" type="checkbox"/> alarm  | <input checked="" type="checkbox"/> laundry   | <input checked="" type="checkbox"/> Appliances   |
| <input checked="" type="checkbox"/> Storeroom  | <input checked="" type="checkbox"/> Ceilings  | <input checked="" type="checkbox"/> Light  |
| <input checked="" type="checkbox"/> Furniture  | <input checked="" type="checkbox"/> T. V.   | <input checked="" type="checkbox"/> Residencial  |
| <input checked="" type="checkbox"/> satellite  | <input checked="" type="checkbox"/> Pantry  | <input checked="" type="checkbox"/> double garage  |