



Property: D2245-03HM

**NEW CONSTRUCTION
(under construction):
Garden apartment with
pool access**

Ground floor, Sa Coma

367.000,00 €

Data overview

PropNo	D2245-03HM
Type of property	Apartment
Kind of property	Ground floor
Type of use	Residential
Type of commercialization	Purchase
Floor	PB
Postcode	07560
City	Sa Coma
State	Balearic islands
Additional geographical information	Sa Coma
Constructed area	approx. 121 sqm
Living area	approx. 77 sqm
constructed area	approx. 121 sqm
Number of bedrooms	2
Number of bathrooms	2
Number of rooms	3
Balcony/terrace areas	approx. 44 sqm
Garden area	approx. 14 sqm
Waste water connection	Yes
Construction style	Massive
Year of construction	2024
Number of buildings	1
Number of floors	6
Number of residential units	29
Elevator	Lift
Type of parking space	Stellplatz im Freien, Tiefgarage
Swimmingpool	Yes
Details Pool	Swimmingpool + Kinder-Swimmingpool
Whirlpool / Jacuzzi	Yes
Sea view	Yes

Kitchen	Fitted kitchen, Open kitchen
Heating type	Underfloor heating (bathrooms only), Air Conditioning hot / cold (central)
Window	Double glazing, PVC
Cable Sat TV	Yes
Terrace	Yes
Alignment of balcony/terrace	South
private garden	Yes
Parking spaces	1 Private parking space 1 Underground parking space
Year of construction	2024
Condition	Erstbezug / Neubau
Purchase price	367.000,00 €

Highlights

New construction, first occupancy, private garden, modern design, spacious terrace, living / dining area, modern kitchen, utility room, 2 bedrooms, 2 bathrooms, central air conditioning hot / cold, underfloor heating in the bathrooms, various furniture packages optional, private car parking + underground parking, storage room, elevator, large community pool with children's pool and whirlpool, playground, close to the beach.

Description

The first floor apartment offers on a living area of approx. 77m² (built interior area, without terraces) a spacious living / dining area with open kitchen, utility room, two bedrooms and two bathrooms (1 en suite). Furthermore, the property offers an approx. 44m² terrace, an approx. 14m² garden, car parking space, underground parking space and private storage room. The community offers a large swimming pool, a children's swimming pool, a jacuzzi and a playground for the children.

The photos shown here are digital 3D views (renderings).

This apartment is scheduled for completion in May 2024.

Location

This apartment is located in Sa Coma in the municipality of Sant Llorenç des Cardassar in the east of Mallorca. From the apartment it is about 800m to the beach of Cala Millor and about 1km to the beach of Sa Coma. In the popular resorts with beautiful sandy beaches there are a variety of restaurants, bars and stores. The nearest golf course is about 5km away in Costa dels Pins. The airport in Palma is about 55 minutes by car.

Other data

This new building apartment in Sa Coma is offered to you by your real estate agent HOLZMÜLLER - Real Estate Mallorca (exclusive partner of the real estate portals APART BALEAR and LUXUSIMMOMALLORCA.COM). For further questions they reach us under info@holzmueller-mallorca.com or by Whatsapp / telephone under 0034 603 367 779.

The information is based on information from the seller and is passed on without assumption of liability by us. We will of course verify this information before any sale by obtaining an extract from the land register.

Images



Community (Rendering)



Swimmingpool (Rendering)



Swimmingpool (Rendering)



Location (Rendering)

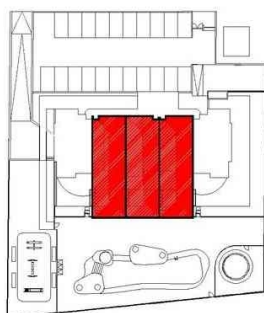


Golf course (Costa dels Pins)

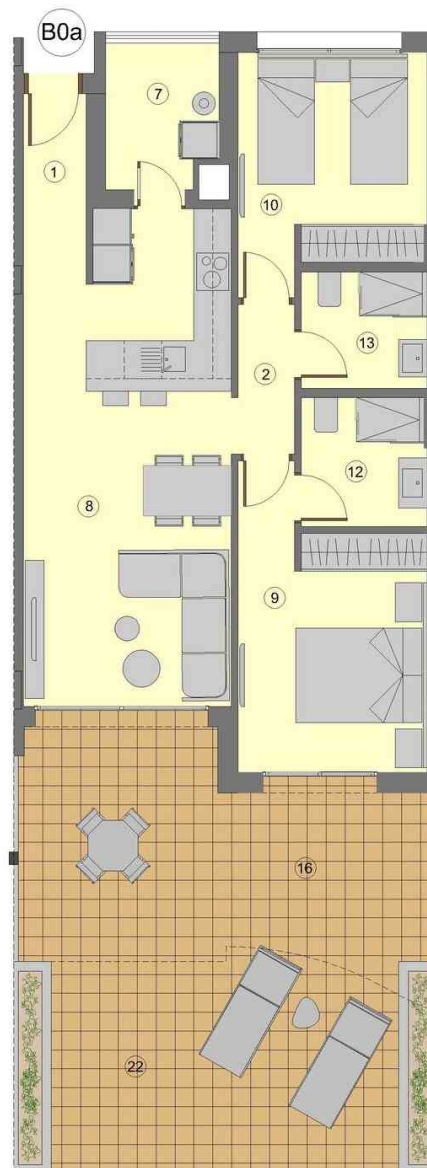


Beach (Sa Coma)

Floor Plan

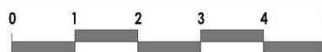


nº	SUPERFICIES ÚTILES / FLOOR AREA / NUTZFLÄCHE	TIPO TYPE B0a
1	VESTIBULO / HALL / HALL	4,54 m ²
2	PASO 1 / CORRIDOR 1 / CIRCULATION 1	2,19 m ²
7	GALERÍA / GALLERY / WIRTSCHAFTSRAUM	4,00 m ²
8	SALÓN COMEDOR / LIVING-DINING ROOM / WOHN-ESSZIMMER	23,38 m ²
9	DORMITORIO 1 / BEDROOM 1 / SCHLAFZIMMER 1	12,37 m ²
10	DORMITORIO 2 / BEDROOM 2 / SCHLAFZIMMER 2	10,44 m ²
12	BAÑO 1 / BATHROOM 1 / BADEZIMMER 1	4,05 m ²
13	BAÑO 2 / BATHROOM 2 / BADEZIMMER 2	3,69 m ²
TOTAL SUP. ÚTILES / TOTAL FLOOR AREA / GESAMTE NUTZFLÄCHE		64,66 m ²
SUP CONSTRUIDA INTERIOR / BUILT INTERIOR AREA / BEBAUTE INNENFLÄCHE		77,26 m ²
16	SUP CONSTRUIDA PORCHE 1 / BUILT PORCH 1 AREA / BEBAUTE VORHALLE 1	21,80 m ²
22	SUP.CONSTRUIDA TERRAZA DE SCUBIERTA 1 / BUILT OPEN TERRACE 1 AREA / BEBAUTE TERRASSE 1	22,30 m ²
TOTAL SUP. CONSTRUIDA PRIVADA / TOTAL BUILT PRIVATE AREA / GESAMTE BEBAUTE FLÄCHE		121,36 m ²
SUP. JARDIN / GARDEN / GARTENFLÄCHE		14 m ²



TIPO / TYPE / TYPE B0a

Apartamento, 2 Dormitorios + 2 baños - Planta Baja
Apartment, 2 Bedrooms + 2 Bathrooms - Ground Floor
Apartment, 2 Schlafzimmer + 2 Badezimmer - Erdgeschoss



Floorplan Apt. 03

Your contact person

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