

Inca – Mitte

# Finca with pool at Puig de Santa Margalida near Inca

Property ID: ES253745377



PURCHASE PRICE: 1.340.000 EUR • LIVING SPACE: ca. 190 m<sup>2</sup> • ROOMS: 4 • LAND AREA: 5.392 m<sup>2</sup>

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## At a glance

|                      |             |
|----------------------|-------------|
| Property ID          | ES253745377 |
| Living Space         | ca. 190 m²  |
| Rooms                | 4           |
| Bedrooms             | 3           |
| Bathrooms            | 2           |
| Year of construction | 2006        |

|                       |                                                     |
|-----------------------|-----------------------------------------------------|
| Purchase Price        | 1.340.000 EUR                                       |
| Condition of property | Well-maintained                                     |
| Equipment             | Terrace, Swimming pool, Fireplace, Built-in kitchen |

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## Energy Data

|                    |                                                                             |
|--------------------|-----------------------------------------------------------------------------|
| Type of heating    | Central heating                                                             |
| Energy information | At the time of preparing the document, no energy certificate was available. |



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## A first impression

Welcome to your dream finca in Inca, an idyllic retreat on the picturesque Puig de Santa Magdalena. This imposing property, built in 2006 and extensively renovated in 2011 with bio-ecological materials, offers you a harmonious combination of traditional charm and modern comfort. The solid construction ensures longevity, while the thermal insulation of the walls and roof provides year-round living comfort.

The finca extends over a generous plot of approx. 5,392 m<sup>2</sup> and offers a living space of approx. 190 m<sup>2</sup> spread over two floors. On the first floor you will find an inviting large living room with fireplace, a modern, open fitted kitchen with adjoining pantry and laundry room, as well as two comfortable bedrooms - one of which has a spacious dressing room. A fully equipped bathroom completes this area perfectly.

On the upper floor is the master bedroom with two walk-in closets and a luxurious bathroom that offers pure privacy. The elegant terracotta, tiled and parquet flooring adds a special touch to every room.

For your leisure and relaxation, the property has a spacious terrace and an impressive swimming pool measuring 10 x 3 meters, which invites you to take a dip in the refreshing water. The property is also air-conditioned and offers a vacation rental license from 2019, making it an attractive investment opportunity.

A private vein well with a 25-ton cistern secures the water supply, while a separate garage and storage room offer additional storage space. The location is as practical as it is quiet: just 1 km from the highway exit, it combines rural tranquillity with quick access to all amenities.

This well-kept finca offers you the perfect opportunity to immerse yourself in an oasis of tranquillity while enjoying the traditional Mallorcan lifestyle. Don't miss out on this gem and arrange a viewing today!



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## Details of amenities

- Air conditioning
- Central heating
- Storage/cellar room
- Parking lot
- Swimming pool
- gGarden

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## All about the location

Inca, the third largest city in Mallorca, is located in the center of the island and is known for its rich history and vibrant cultural heritage, as well as being famous for its leather and shoe production. The historic center of Inca is characterized by impressive buildings such as the church of Santa Maria la Major, which impresses with its Gothic architecture. Another highlight is the former Sant Domingo monastery, which now houses a cultural center and regularly hosts art exhibitions and concerts. A must is the weekly market, which takes place every Thursday and is one of the largest on the island. Here you will find a colorful variety of fresh produce, handicrafts and, of course, leather goods. Culinary-wise, Inca offers a variety of traditional restaurants, including the famous "Cellers", which are housed in old wine cellars and serve local specialties. Inca is also an ideal starting point for nature lovers. The nearby Tramuntana mountains are ideal for hiking and cycling, while the Santuari de Lluc, an important pilgrimage destination, is just a short drive away. Inca unites tradition, culture and nature in a unique way and is only about 30 km from Palma and well connected by highway and train.



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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 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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