

**MALLORCA
DREAM HOMES**



INMOBILIARIA · REAL ESTATE AGENCY

Mallorca Dream Homes

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CA1840 - House for sale in the Camí d'Es Palmer Urbanization in Campos



Category:	Sales
Location:	Campos
Property type:	House
Plot:	ca. 24663 m ²
Constructed area:	ca. 263 m ²
Bedrooms:	3
Bathrooms:	2
Livingrooms:	1

1.550.000 €

Tranquility and comfort are two words that summarize this property. Tranquility in the environment, both inside and outside the building. Comfort in the outdoor areas and inside this beautiful house. Tranquility of being able to live in a legally owned property and comfort in having access to running water and electricity, as well as a private and registered well.

The property was built in 2019 with the basic idea of enjoying home all year round. Current materials and insulation were used to ensure its comfort, and architectural barriers were removed to facilitate accessibility. The final result is a building that combines the traditional aesthetics of the countryside houses in the area with modern elements that make it very special.

The house is organized on one floor, with a central space that allows communication between the 2 South and North terraces and can be enjoyed as a living room, dining room, and kitchen.

On both sides of the central area, there are a total of 3 bedrooms, 2 bathrooms, and a practical room that serves as a pantry and laundry room.

In the east wing, the main bedroom with an ensuite bathroom is located, while in the west wing, the other two double bedrooms and another full bathroom are situated. All rooms are oriented towards the south, enjoying fantastic light and views that convey tranquility.

The property features gasoil heating, a wood stove in the dining room, water softening system, home automation, high ceilings with clay vaults and exposed wooden beams, concrete and epoxy resin floors, and aluminum windows with double glazing.

The main dwelling has a living area of approximately 160 m², additionally featuring a fully independent building of approximately 40 m², currently used as a studio, which could easily be transformed into a guest apartment. Similarly, there is the possibility, according to available information, of expanding the current constructed area up to approximately 150 m².

The outdoor area of the property is designed for enjoyment, applying the basic idea of comfort in maintenance. The main feature is a 40 m² saltwater pool with a self-cleaning system. There are also two terraces with pergolas and a spacious outdoor shower. Surrounding the pool, a fantastic lawn area has been created, irrigated using water from the private well. The plot covers an area of over 24,000 m², with excellent soil and currently hosts 40 olive trees in full production.

To provide greater privacy to the estate, oleanders have been planted, which are also irrigated with private water. A robust motorized barrier has been installed to access the property, connecting the secondary road with the convenient private road, easy to maintain, leading to the house.

In short, a beautiful house located 10 minutes from Es Trenc and Sa Ràpita beaches, and just 5 minutes from the urban center of Campos, with all kinds of shops and services.