

El Toro – Südwest

Modern family villa - first occupancy after complete renovation

Property ID: 3432



PURCHASE PRICE: 1.890.000 EUR • LIVING SPACE: ca. 206 m² • ROOMS: 5 • LAND AREA: 618 m²

Property ID: 3432 - 07180 El Toro – Südwest

- At a glance
- The property
- Energy Data
- A first impression
- Details of amenities
- All about the location
- Other information
- Contact partner

Property ID: 3432 - 07180 El Toro – Südwest

At a glance

Property ID	3432
Living Space	ca. 206 m²
Available from	According to the arrangement
Rooms	5
Bedrooms	4
Bathrooms	3
Year of construction	2022

Purchase Price	1.890.000 EUR
Condition of property	Well-maintained
Construction method	Solid
Usable Space	ca. 230 m²
Equipment	Swimming pool, Built-in kitchen

Property ID: 3432 - 07180 El Toro – Südwest

Energy Data

Energy certificate valid until	13.07.2032	Energy efficiency class	D
-----------------------------------	------------	----------------------------	---

Property ID: 3432 - 07180 El Toro – Südwest

The property



Property ID: 3432 - 07180 El Toro – Südwest

The property



Property ID: 3432 - 07180 El Toro – Südwest

The property



Property ID: 3432 - 07180 El Toro – Südwest

The property



Property ID: 3432 - 07180 El Toro – Südwest

The property



Property ID: 3432 - 07180 El Toro – Südwest

The property



Dream Destination films



Dream Destination films

Property ID: 3432 - 07180 El Toro – Südwest

The property



Property ID: 3432 - 07180 El Toro – Südwest

The property



Property ID: 3432 - 07180 El Toro – Südwest

The property



Property ID: 3432 - 07180 El Toro – Südwest

The property



Property ID: 3432 - 07180 El Toro – Südwest

The property



Property ID: 3432 - 07180 El Toro – Südwest

A first impression

This modern villa has been renovated in the last few months to a very high standard and is therefore equivalent to a new villa! It is located on a level plot in a preferred residential area in the village of El Toro, in the immediate vicinity of the marina Port Adriano, which is within walking distance. The main living area on the ground floor has a large living/dining area with an open kitchen, two bedrooms, a bathroom as well as a utility room and a guest toilet. Upstairs are two further bedrooms with en suite bathrooms, the second living room with access to the partially covered terrace with chill-out lounge and a storage room. In addition, there are inviting open and covered terraces with swimming pool, a low-maintenance, automatically irrigated garden and two car parking spaces.

Property ID: 3432 - 07180 El Toro – Südwest

Details of amenities

Facade: 20 cm Styrodur insulation completely around the entire house. Exterior plaster can be cleaned with a high-pressure cleaner if necessary, as a solid plastic-like compound was used and not paint.

Windows and sliding doors: German triple-glazed brand-name windows with heat and sound insulation, burglar-proof, sliding doors can be connected.

Whisper-quiet, electric, burglar-proof aluminium roller shutters for all windows.

Heating and hot water: Water-guided underfloor heating with heat pump and air conditioning throughout the house. Water heating with heat pump, large water tank.

Kitchen: New fitted kitchen with Bauknecht appliances, cooker with steam extraction next to the hobs.

Outside: heated pool (4m x 8m) with lighting and pool cover.

Garden: invisible automatic irrigation system.

Property ID: 3432 - 07180 El Toro – Südwest

All about the location

This beautiful villa with pool is located in a very quiet, residential area of El Toro. It is within walking distance of various restaurants, cafés and bars, as well as supermarkets for the purchase of daily necessities. The luxury marina Port Adriano is also within walking distance, as is the beautiful sandy beach next to the harbour.

Property ID: 3432 - 07180 El Toro – Südwest

Other information

Other: camera surveillance, 2 burglar alarm systems, water softener in the entire house, extra drinking water pipe available.

Property ID: 3432 - 07180 El Toro – Südwest

Contact partner

For further information, please contact your contact person:

Susanne Schüssler

Avenida Paguera 16 Mallorca - Paguera

E-Mail: paguera@von-poll.com

To Disclaimer of von Poll Immobilien GmbH

www.von-poll.com