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650.000€



Building plot in Felanitx with project. 23,000 square meters for a single-family home with terraces, porches and swimming pool. The finca is surrounded by a natural stone perimeter wall, a small pine forest and fruit trees and it is possible to adapt the project, according to personal wishes. This finca is located near the small town of Es Carritxó, between the mountainous landscape of Felanitx and Calonge. From here you will have a beautiful view towards the Castell de Santueri and Sant Salvador. The location is quiet with no noise from traffic or planes and at the same time of enjoying peace and serenity the villa is just a few minutes by car to the towns of Calonge and Cas Concos for conveniences. The licence application is approved in principle with a full audit trail we can share with you as needed. Options for your security on investment pending the licence can be agreed. Basic characteristics: urban situation, Total land area 23,000 m<sup>2</sup>, developable land, Minimum area for sale 23,000 m<sup>2</sup>, Qualified for single-family residential (chalets), Building area 300 m<sup>2</sup>, 2 buildable floors, road access 3 km from the nearest urban center. The project includes: Ground Floor: En-suite bedroom with direct private access to the terrace, Laundry, WC for guests, Lounge with direct access to the pergola for relaxing outside, Large kitchen-diner for entertaining and family meals with direct access from the dining room to the porch, dining area for dining al-fresco, the kitchen also offers access to the terrace. First floor: 2 more en-suite bedrooms including the master suite which has a dressing room and direct access to its own private terrace. Basement: Bodega, Garage for two cars, Pool with steps in to the shallow end and a deep end, With terrace. Services & Utilities: Solar panels are recommended for energy efficiency and access to the national grid isn't very close. Septic tank will be approved. There's a very small cistern and a very large water tank with the capacity for two large trucks full of water. That's sufficient to serve the whole house. Felanitx: Felanitx is a relaxed rural town with romantic golden stone buildings, squares and the imposing church of San Miguel. It is surrounded by history with buildings such as Castell de Santueri, the monastery of San Salvador and the imposing. It is now the centre of Mallorca's second largest wine region. Felanitx has good every day shopping facilities plus many local products such as wine and pottery. There is a regular Sunday market, plus permanent stalls which sell flowers and

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|--|---|--|
|  0 dormitorios                             |  0 baños                       |  335m <sup>2</sup> Tamaño de construcción |
|  23.000m <sup>2</sup> Tamaño de la parcela |  With Project                  |  Views - Unobstructed                     |
|  Views - Panoramic                         |  Views - Rural                 |  Views - Mountain                         |
|  Trees - Fruit                             |  Perimeter Stone Wall          |  Location - Peaceful                      |
|  Location - Rural                          |  Lots of Natural Light         |  Location - Near Schools                  |
|  Location - Near Golf Course               |  Building Plot                 |  Location: Rural                          |
|  Near Commercial Center                    |  Near Childrens Parks          |  Near Schools                             |
|  Near Trees                                |  Views: Garden, Open, Mountain |  Airport: 40 Minutes                      |



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