

## 4 bedroom Villa for sale in Port D Andratx, Mallorca

**3,200,000€**



The Mediterranean villa with vacation rental license (ETV) offers on a constructed area of approx. 247m<sup>2</sup> (approx. 228m<sup>2</sup> constructed living space), concluded of two separate apartments with the following layout.

First floor apartment (approx. 150m<sup>2</sup>): Living room, dining area with fireplace, kitchen, 2 bedrooms, 1 bathroom, covered terrace, open terraces, sea views





















Upper floor apartment (approx. 78m<sup>2</sup>): Living/dining room with fireplace, kitchen, 2 bedrooms, 1 bathroom, open terraces, sea view

Outdoor area: small swimming pool, large open and covered terraces, roof terrace, landscaped gardens, garage for 1 car

The property can be used in its current layout or the two floors can be connected with an internal staircase.

The neighboring house of a similar size can also be purchased. However, the neighboring house does not have a rental license.

Let us show you this special property now, in person or through an online viewing!

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|---|--|--|
|  4 bedrooms       |  2 bathrooms                  |  247m <sup>2</sup> Build size |
|  Swimming Pool    |  Garage                       |  Lift                         |
|  Air conditioning |  Garden                       |  Storage Room                 |
|  Balcony          |  Heating                      |  Terrace                      |
|  Chimney          |  Electricity                  |  Private pool                 |
|  White goods      |  TV and telephone connections |  Indoor lighting              |
|  Outdoor lighting |  Built-in/lined wardrobes     |  |