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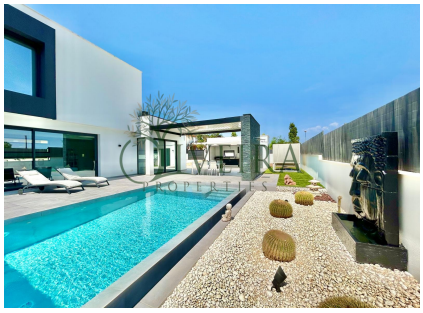



Marratxi, Son Daviu Nou

00276

1.890.000 €

1100 m²

480 m²

4

4

Equipment

Energy Certificate: B

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Exclusive designer villa with a heated infinity pool, near Palma

This property was built in 2020 and is situated in the quiet and sought-after residential area of Son Daviu Nou in Marratxí – just about 15 minutes from the centre of Palma.

The modern architecture makes an immediate impression as soon as you enter the property. An elegant security pivot door leads into the open-plan entrance area, which gives a first glimpse of the well-thought-out living concept.The ground floor features an open-plan, light-filled layout, with light-coloured floor tiles, high ceilings and a stylish lighting system. The centrepiece of this level is the spacious living room with direct views of the infinity pool. Adjacent to this is the high-quality, open-plan kitchen-diner with an integrated dining area. An elegant gas fireplace visually separates the living and dining areas whilst creating a cosy atmosphere. Also on this floor are three bright double bedrooms and two modern en-suite bathrooms. A built-in wardrobe with an integrated laundry chute, which connects directly to the utility room in the basement, is particularly practical and makes everyday life considerably easier.

The high-quality design continues seamlessly on the upper floor. Light-coloured flooring and large windows create a welcoming living atmosphere. The master suite, measuring approximately 50 m², features a luxurious bathroom with a bath and a walk-in shower, as well as a spacious, separate dressing area.

From here, you can access the sun terrace, which measures around 100 m² and offers stunning panoramic views of the Tramuntana mountains. This floor is also fitted with double-glazed security windows as well as automatic blinds and shutters.

In the basement you'll find the utility room, a spacious double garage with ample storage space, as well as a fully equipped gym. A spacious party and leisure area with an integrated kitchen is perfect for entertaining and relaxing. This level is complemented by a guest toilet and a separate plant room.

The lovingly landscaped garden offers a high degree of privacy and is perfectly suited to the Mediterranean outdoor lifestyle. It features a fully equipped outdoor kitchen, a separate shower room and a stylish dining area with a designer canopy, which provides pleasant shade on hot summer days. The spacious sun terrace with a saltwater infinity pool forms the centrepiece of the outdoor area; the pool can be heated if required.

Underfloor heating throughout the house and central air conditioning ensure the highest level of living comfort. High-quality materials, first-class fittings and excellent build quality underline the exclusive character of this property.

The successful combination of modern architecture, well-thought-out functionality and the outstanding location – just a few minutes from Palma, the airport and the island's most beautiful beaches – makes this exceptional villa an ideal home for the most discerning buyers.

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