

Alaró – Mitte

# Finca with potential between Alaró and Santa Maria del Camí

Property ID: ES243745076



PURCHASE PRICE: 1.950.000 EUR • LIVING SPACE: ca. 170 m<sup>2</sup> • ROOMS: 4 • LAND AREA: 14.706 m<sup>2</sup>

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## At a glance

|                      |             |
|----------------------|-------------|
| Property ID          | ES243745076 |
| Living Space         | ca. 170 m²  |
| Rooms                | 4           |
| Bedrooms             | 3           |
| Bathrooms            | 2           |
| Year of construction | 1996        |

|                       |                                         |
|-----------------------|-----------------------------------------|
| Purchase Price        | 1.950.000 EUR                           |
| Condition of property | Well-maintained                         |
| Equipment             | Terrace, Fireplace,<br>Built-in kitchen |

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## Energy Data

|                    |                                                                             |
|--------------------|-----------------------------------------------------------------------------|
| Power Source       | Solar                                                                       |
| Energy information | At the time of preparing the document, no energy certificate was available. |

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## The property



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## A first impression

For sale is a finca with potential, which was built in 1996. The constructed area of the property is approx. 170 m<sup>2</sup> and offers the possibility of extending the area by a further 170 m<sup>2</sup>, providing additional scope for individual living dreams.

The house has a total of four rooms, including three spacious bedrooms that offer enough room for the whole family. Two bathrooms provide additional comfort and are modernly equipped. The property is in good condition and promises a comfortable living experience.

At the heart of the finca is the bright living room, which is equipped with a large fireplace. This creates a cozy atmosphere and invites you to relax in the evenings. The open fitted kitchen is functional and, together with the living room, forms the center of the living space.

The finca extends over a spacious plot of approx. 14706 m<sup>2</sup>. The surrounding nature of fruit and olive trees provides a charming backdrop and harmonizes perfectly with the overall appearance of the property. From the terrace you can enjoy an impressive mountain panorama, which creates a special ambience at any time of year.

Practical features of the finca include its own well and a photovoltaic system, which guarantee an environmentally friendly energy supply. A parking space is available for vehicles. The garden not only offers space to relax, but also to grow your own fruit trees, which supports a sustainable lifestyle.

The property is ideal for buyers who value a peaceful location surrounded by nature and at the same time do not want to do without modern amenities. The possibility of extending the living space also makes it particularly attractive.

In summary, this well-kept finca with its harmonious location between Santa Maria del Camí and Alaró and the possibility to extend is ideal for families and nature lovers who are looking for a mixture of modern living and a life close to nature. If you are interested in a viewing or further information, please do not hesitate to contact us. Please do not hesitate to contact us for a personal consultation. We look forward to your inquiry.

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## Details of amenities

- Terraces
- Garden with fruit trees
- Fountain
- Photovoltaic system
- Parking space

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## All about the location

Alaró is located in the heart of Mallorca, around 26 km from Palma, in the Tramuntana mountains. The municipality is known for the Alaró mountain (825 m) with the historic Alaró castle and the Alcadena mountain (817 m). Its history dates back to the Talayotic era. The castle fortress was first mentioned in the 12th century, is located on a mountain peak and offers a breathtaking panoramic view of the island. There is an inn there and you can also stay overnight. The ascent is a popular hiking route for nature lovers and history buffs. The Gothic church of Sant Bartomeu, in the center, is surrounded by cozy cafés and restaurants. In the late 19th century, industrialization and innovation made Alaró the first town in Mallorca with electric lighting and the first cinema. Today, the town is a popular starting point for hikers and cyclists. The region is known for its olive groves and wineries, which offer first-class local produce. Alaró celebrates on June 29 in honor of San Pedro and the week before August 16 in honor of San Roque, with traditional dances such as the Cossiers dance. Alaró has many restaurants, hotels, agritourism farms and cultural events, such as the organ concerts in the church of Sant Bartomeu. The lively village life, coupled with its proximity to Palma and the island's beaches, makes Alaró a desirable place to live. Discover the beauty and charm of this unique village - an ideal investment for property buyers looking for authenticity and tranquillity.

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## Other information

We generally recommend having the building law situation checked by a specialist lawyer. All details are based exclusively on information provided by the owner or client. We assume no liability for the completeness, accuracy and timeliness of the information. The brokerage fee is payable by the vendor. Any taxes, notary and land registry costs incurred on the purchase are to be borne by the buyer.

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## Contact partner

For further information, please contact your contact person:

Florian Waetzoldt

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Placa Hostals 11, 07320 Santa Maria del Camí

Tel.: +34 871 - 201 945

E-Mail: [santamaria@von-poll.com](mailto:santamaria@von-poll.com)

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