

Over 900.000 m<sup>2</sup> of finca land: New buildings,  
agriculture, renovation of a country estate.

07520 Petra (Spanien), Residential plot - for sale

CCC-Ref.: N-0020



Purchase Price: 3,500,000 EUR



Over 900.000 m<sup>2</sup> of finca land: New buildings, agriculture, renovation of a country estate.

CCC-Ref.	N-0020
Types of properties	Plot, Residential plot
Address	07520 Petra Mallorca Spanien
Plot approx.	901,247 m <sup>2</sup>
Pets	permitted
Year of construction	1956
Buildable according to	Urban standards
Development	undeveloped
Available from	by arrangement
furnished	no
Area	Finca area
Surroundings	Calm area, Forest
Buyer's commission	When a contract is signed, the commission is paid by the vendor
Purchase Price	3,500,000 EUR

## Object description

This extensive piece of land with fantastic panoramic views as far as the Tramuntana mountains is located near the village of Petra. It offers a variety of possible uses, e.g. for building and/or agriculture as well as for the renovation of a country estate. Pure Mallorca!  
The large plot has two access roads.

The property has a total area of approx. 901.200 m<sup>2</sup> and is divided into five individual plots.  
The offer refers to the entire plot (no individual sale!).

According to the current regulations, the overbuilding area is max. 2 %, the constructing possibility max. 1.5 % (max. 300 m<sup>2</sup>) and the building volume max. 900 m<sup>3</sup>. Obtaining permission is the responsibility of the buyer. We will be happy to put you in touch with a local architect who speaks your language.

The exact building possibilities for each individual plot are as follows:

Plot 1: On this plot of land of approx. 217,168 m<sup>2</sup> there is an old farm which offers capacities for livestock and animal husbandry. It also has its own well. According to the current regulations the existing buildings can be restored but not extended.

Plot 2: - Plot area approx. 301,267 m<sup>2</sup>  
- Overbuilding area max. 1.506 m<sup>2</sup> for a single family house (300m<sup>2</sup> constructing possibility) + terraces (up to the max. overbuilding area)+ pool (35m<sup>2</sup>)

Plot 3: - Plot area approx. 202.206 m<sup>2</sup>  
- max. Overbuilding area 1.011 m<sup>2</sup> for a single family house (300m<sup>2</sup> constructing possibility) + terraces + pool (35m<sup>2</sup>)

Plot 4: - plot area approx. 137,400 m<sup>2</sup>  
- Overbuilding area max. 678 m<sup>2</sup> for a single-family house (300m<sup>2</sup> constructing possibility) + terraces + pool (35m<sup>2</sup>)

Plot 5: - plot area approx. 43,206 m<sup>2</sup>  
- Overbuilding area max. 2,160 m<sup>2</sup> for a single-family house (300m<sup>2</sup> constructing possibility) + terraces + pool (35m<sup>2</sup>)

## Equipment

There is a private well on plot no. 1. There is no public electricity supply.

## Other

Conditions and liability clause:

We will give the definite address only by viewing the real estate. Thank you for your understanding

The property can be visited by appointment

Phone: +34 971 566 178

Mob: +34 682 755 801 (also WhatsApp)



E-mail: [contact@ccc-real-estate.com](mailto:contact@ccc-real-estate.com)

Office opening hours:

Monday - Thursday: 10:00 - 18:30

Friday: 10:00 - 17:00

Appointments outside the opening hours upon previous arrangement.

Further interesting offers at [www.ccc-real-estate.com](http://www.ccc-real-estate.com)

These details are based on information provided by the owner/property developer. Canaima Concept & Consulting, S.L. (CCC REAL ESTATE) does not guarantee the completeness, accuracy and timeliness of this information. Subject to error and prior sale.

The resulting purchase costs incurred when purchasing a property in Spain (land transfer tax, / possibly VAT, notary fees, administration fee and land register costs) are to be paid by the buyer. The broker's commission is to be paid by the seller.

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## Energy certificate

Energy certificate

Is available at the time of viewing

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## Location

About 12 km north-west of Manacor, the second largest town in Mallorca, lies the small village of Petra. The property is in a very idyllic location a few kilometres outside the town and can be reached via a tarmac road. The large plot has two access roads. The community of around 2,800 people resembles a typical Mallorcan village with romantic narrow streets, natural stone houses and attractive market squares with various bars, cafés and restaurants that invite you to enjoy and linger. Here you will find everything you need for everyday life. The region is known today as a wine-growing area, so the size of this property offers you the ideal conditions for growing your own wine. From Petra you have good and fast connections to the larger towns such as Manacor (approx. 10-15 minutes by car) or Palma (approx. 40 minutes by car).





Wide view to the Tramuntana



Impressions of the panoramic view



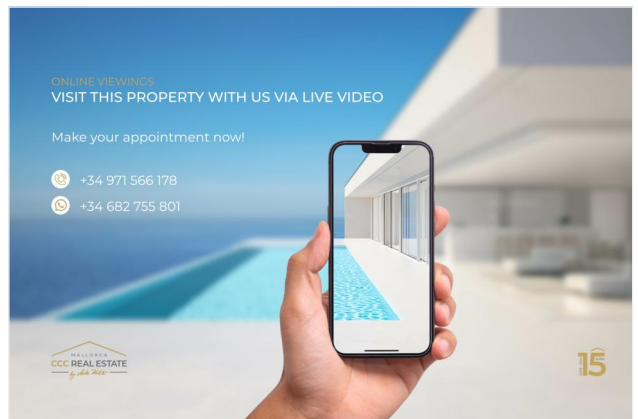
Old country estate to be rebuilt



Detail of the estate



Country, country and more country



Online viewing





5 plots form a large area



Ideal location of the farm



Wide view



Own forest



Agriculture & Living



Various usable and building areas





Your own piece of Mallorca



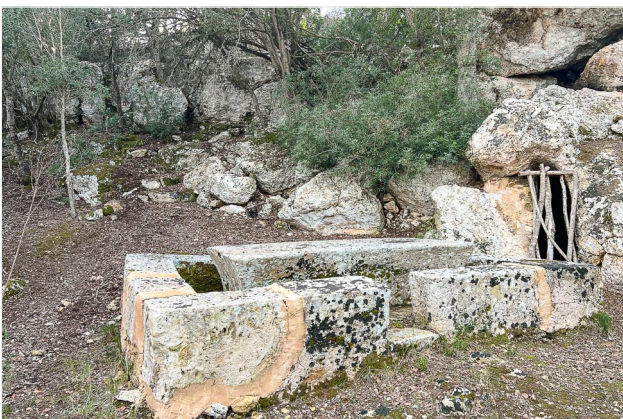
panoramic view



Building in the most beautiful place



pure nature



Historical stone work



Different structures





Sustainable living



Piece of land with its own access