

The beach at your doorstep – detached house with 1 bedroom, studio and several terraces

07590 Cala Ratjada (Spanien), Einfamilienhaus - for sale

CCC-Ref.: R-0065



Living area approx.: 82 m² - Rooms: 3 - Purchase Price: 450,000 EUR



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| | |
|-----------------------------|---|
| CCC-Ref. | R-0065 |
| Types of properties | Detached house, House |
| Address | 07590 Cala Ratjada Mallorca Spanien |
| Floors in the house | 2 |
| Living area approx. | 82 m ² |
| Usable area approx. | 136.50 m ² |
| Plot approx. | 135 m ² |
| Rooms | 3 |
| Bedrooms | 2 |
| Bathrooms | 2 |
| Balconies | 1 |
| Terraces | 3 |
| Heating type | Central heating |
| Main energy source | Oil |
| Last modernisation | 2020 |
| State | Well-kept |
| Available from | By arrangement |
| Total parking spaces | 1 |
| Type of pitch | Outdoor parking space |
| furnished | partly furnished |
| Area | Local situation |
| Surroundings | Pharmacy, Bus, Shopping facilities, Fitness, Close to the sea, Close to the beach, Residential area |
| Equipment / Characteristics | Air-conditioned, Außenstellplatz, Balkon, Dusche, Einbauküche, Guest WC, Tageslichtbad, Terrasse, Tiled floor |



Buyer's commission

When a contract is signed, the commission is paid by the vendor

Purchase Price

450,000 EUR

Object description

This detached house impresses with a small, separate studio and a large roof terrace - it is only a few metres to the beach!

On the ground floor you will find a bedroom with en suite bathroom with shower, a kitchen with dining area, a guest toilet and a living room. Both the bedroom and the living room have a small terrace. A staircase from the living room terrace leads you to the large roof terrace. Enjoy the sunny hours and the evening here with a glass of wine and the sound of the Mediterranean Sea in the background. A studio with living/sleeping area, a bathroom with shower and a small kitchenette is also on this level. In the small patio with access to the garage you will find space for a cosy BBQ with friends. For your comfort, the house has oil central heating and air conditioning provides a cool breeze in summer.

Equipment

Last renovation 2020; tiled floor; air conditioning (in studio); oil central heating; fitted kitchen with ceramic hob, oven, combi fridge and dishwasher; studio with ceramic hob niche; roof terrace; front courtyard; washing machine; small garage; wooden windows with double glazing and wooden persiana; public electricity and water supply; hot water via central heating and electric boiler; internet and telephone connection can be activated; SAT-TV available; partly furnished.

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

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

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

| | |
|-------------------------|---|
| Primary energy source | Öl |
| Energy consumption | 213.23 kWh/(m ² ·a) |
| CO2 Emissionen | 59.74 kg CO ₂ /(m ² ·a) |
| Energy efficiency class | F |



Location

The house enjoys an excellent location in the popular village of Cala Ratjada in the north-east of the island. The fine sandy beach with crystal clear water is only 90 m away. Everything for your daily needs - supermarket, pharmacies, schools, etc. - can be easily reached on foot in the centre of the village. The wonderful harbour promenade with Mediterranean restaurants, cafés and bars as well as chic boutiques invites you to stroll and linger. You can also visit the neighbouring towns of Capdepera and Artà, with their medieval flair and historical monuments. The surrounding area offers a wide range of leisure activities, such as water sports, horse riding, mountain biking, hiking in the beautiful countryside or golfing. You can reach the airport in about 60 minutes by car.



Sunny roof terrace



Living area...



...with rustic furniture...



...and access...



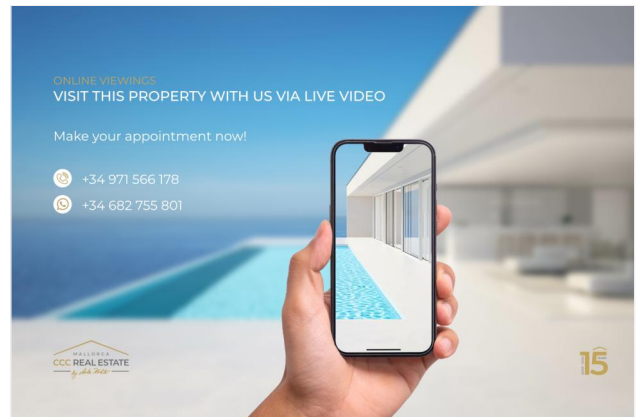
...to the small veranda



Bright Bedroom



Kitchen...



Online viewing



...with sitting corner



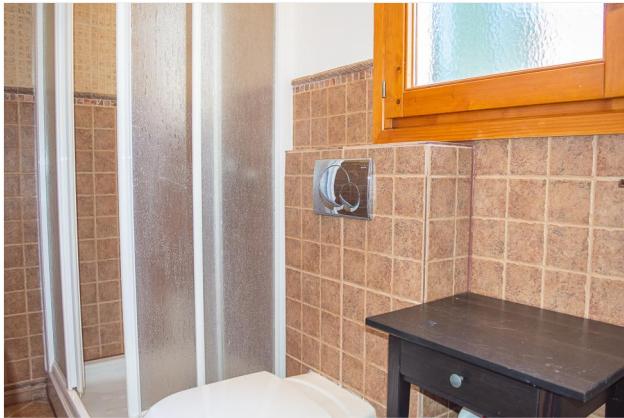
Guest toilet



Living/sleeping area in the studio...



...with kitchenette...



...and bathroom with shower



Sitting area on the roof terrace



Small patio with view of the garage



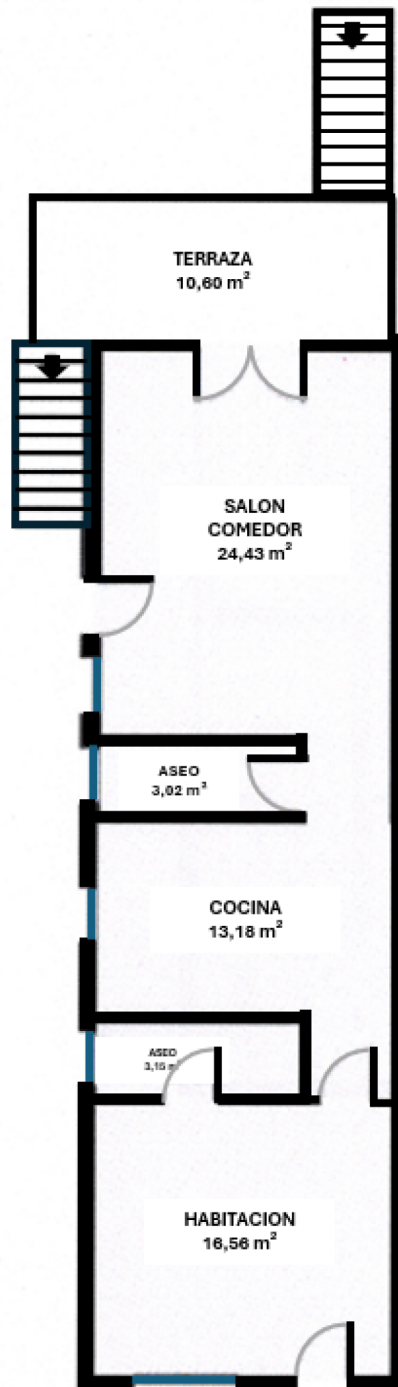
...very close to the beautiful beach

| ESCALA DE LA CALIFICACIÓN ENERGÉTICA | Consumo de energía kWh/m²/año | Emisiones kg CO ₂ /m²/año |
|---------------------------------------|----------------------------------|---|
| A <small>más eficiente</small> | | |
| B | | |
| C | | |
| D | | |
| E | 213.23 E | |
| F | | 59.74 F |
| G <small>más eficiente</small> | | |

Upper floor



First floor



Basement

