

## With execution project: Paradisiacal, large plot near Capdepera with magnificent panoramic views

07580 Capdepera (Spanien), Residential plot - for sale

CCC-Ref.: K-0043



Purchase Price: 349,000 EUR



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CCC-Ref.	K-0043
Types of properties	Plot, Residential plot
Address	07580 Capdepera Mallorca Spanien
Plot approx.	14,757 m <sup>2</sup>
Buildable according to	Urban standards
Development	undeveloped
Available from	immediately
View	Distant view
Area	Finca area
Surroundings	Calm area
Buyer's commission	When a contract is signed, the commission is paid by the vendor
Purchase Price	349,000 EUR

## Object description

Situated in the middle of the lush Mediterranean nature and very close to the golf course of Capdepera, with a fantastic view of the surrounding hills as well as distant views of Capdepera, this pristine piece of land of 14,757 m<sup>2</sup> makes the heart of every nature lover beat faster. The access is comfortable on an asphalted road, there are also neighbours, but with these large plots the privacy of each owner is guaranteed. A small "casita ruin" is located right at the entrance to the property. An implementation project was awarded in February 2024 and - just like the drilled well - is included in the sales price.

The planning of the ground level house with approx. 221 m<sup>2</sup> constructed area offers a lot of privacy. The main building offers a very generously designed living/dining area with exit to a large covered terrace and view to the pool, an open kitchen with adjoining utility room, a pantry, a guest toilet as well as an office room with bathroom en suite, which can also be used as a bedroom. Via a passageway area you enter the east wing with two spacious bedrooms and two bathrooms, one of them en suite. In front of both bedrooms there is a terrace with access to the pool, with an area of approx. 28.80 m<sup>2</sup>. Near the gateway there is a storage room of approx. 50 m<sup>2</sup>. In total, approx. 281 m<sup>2</sup> of constructed area are planned.

Upon request, we will be happy to put you in touch with local builders who will provide you with cost estimates.

## Equipment

Implementation project approved by the municipality in February 2024; own well is available; photovoltaic system is planned, although public electricity connection would be possible.

## 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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## Location

The property is located approx. 5 km from the centre of Capdepera in an absolutely paradisiacal, quiet location with magnificent panoramic views of the surrounding evergreen hills and Capdepera. Here you can enjoy a truly heavenly tranquillity, only interrupted by the chirping of birds, you can feel nature directly when walking across your property, nothing interferes with your privacy ... and yet in just a few minutes by car you are in Capdepera, in the lively Cala Ratjada or in the popular Artá, a small town with historical, Mediterranean flair. These three towns in your immediate vicinity offer variety, many shopping opportunities and good restaurants. The three wonderful beaches Son Moll, Cala Gat and Cala Agulla in Cala Ratjada, as well as other dreamlike bays nearby guarantee fantastic beach days. Not to forget the golf club of Capdepera in your neighbourhood as well as two other popular golf clubs within a radius of about 10 km.





Fantastic plot...



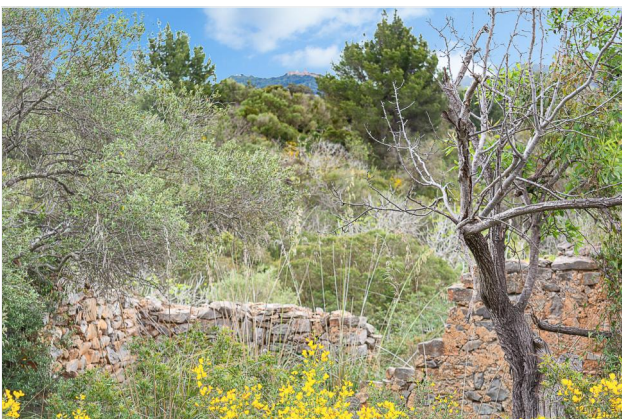
... with marvellous...



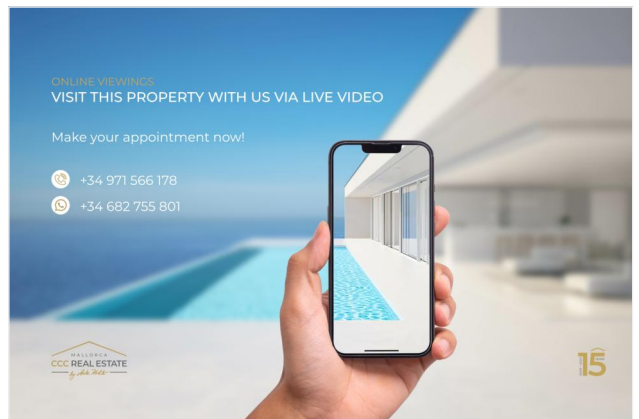
... panoramic view



Rests of...



... a small "casita"



Online viewing





Marvellous...



... panorama



Approx. building place...



... surrounded by nature



Well



Wonderful views...





... into the lush nature...



... to the smooth hills



Plan 1



Plan 2

