



Elegant Contemporary New-Build Finca near Cala Sa Nau

Price

3.500.000€

Year of construction

2024

Plot area

28.000m²

Built área

499 m²

Bedrooms

5

Bathrooms

4

Location

Portocolom



Description: Located in a peaceful setting close to Portocolom, this newly built finca combines contemporary architecture, traditional materials and a high level of comfort. Set on a plot of approximately 28,000 m² and completed in 2024, the property offers generous indoor and outdoor living spaces with a high degree of privacy.

The house has a built area of approximately 499 m² distributed over two floors. Its design is characterised by the use of natural stone, high-quality finishes and large windows that allow plenty of natural light to enter while creating a seamless connection between the interior spaces, terraces and garden.

The ground floor is centred around a spacious living and dining area with a gas fireplace and an open-plan kitchen fitted with Gaggenau appliances. This level also features two bedrooms and two bathrooms, one of them en suite. The surrounding terraces extend the living areas outdoors and provide several spaces for relaxing and entertaining.

The upper floor offers a second living room with a fireplace, creating an additional lounge area. The master suite features an en suite bathroom and a private terrace, while two further bedrooms share a bathroom on this level.

Outside, the property benefits from extensive landscaped gardens and a swimming pool of approximately 70 m². In addition, there are two separate outbuildings. The first provides additional space for storage, laundry facilities or other auxiliary uses, while the second can be adapted to a variety of purposes, including guest accommodation, a gym, an outdoor kitchen or a multifunctional leisure space.

Year-round comfort is ensured by underfloor heating and an air conditioning system with heat pump technology. High-quality materials and careful attention to detail complete this attractive property.

A recently completed finca that combines contemporary design, privacy and versatility in a peaceful location close to Portocolom and some of the most attractive coves on Mallorca's east coast.































Location: Portocolom, located on Mallorca's southeast coast, is one of the island's most picturesque and authentic natural harbours. Known for its relaxed atmosphere, traditional character and privileged seaside setting, it offers an ideal combination of tranquillity, nature and excellent amenities for year-round living.

The charming harbour has retained much of its original fishing-village character and offers a wide selection of restaurants, cafés and local shops. Waterfront promenades, colourful fishermen's houses and beautiful views across the bay contribute to Portocolom's reputation as one of the most desirable residential areas in the southeast of Mallorca.

Some of the region's most attractive beaches and coves are just a short drive away, including Cala Brafí, a small natural cove with crystal-clear waters, and Cala Sa Nau, one of the most popular beaches on this part of the island. Cala Sa Nau is particularly well known for its white sand, turquoise waters and its famous beach bar, where visitors can enjoy live music, good food and a relaxed Mediterranean atmosphere throughout the summer months.

Golf enthusiasts will appreciate the proximity to Vall d'Or Golf, located just 10 minutes away. The area also offers excellent opportunities for hiking, cycling, water sports and other outdoor activities.

Thanks to its convenient location, Portocolom provides easy access to many of Mallorca's highlights while maintaining its peaceful and residential character. Palma International Airport can be reached in approximately 55 minutes by car, offering excellent national and international connections.



Objektbeschreibung: In ruhiger Lage nahe Portocolom befindet sich diese neu gebaute Finca, die moderne Architektur, traditionelle Materialien und hohen Wohnkomfort miteinander verbindet. Das im Jahr 2024 fertiggestellte Anwesen liegt auf einem Grundstück von ca. 28.000 m² und bietet großzügige Innen- und Außenbereiche mit viel Privatsphäre.

Die Immobilie verfügt über eine bebaute Fläche von ca. 499 m², verteilt auf zwei Ebenen. Naturstein, hochwertige Materialien und große Fensterflächen prägen das Erscheinungsbild der Finca und sorgen für helle, freundliche Räume sowie fließende Übergänge zu den Terrassen und Gartenbereichen.

Im Erdgeschoss befinden sich ein großzügiger Wohn- und Essbereich mit Gaskamin sowie eine offene Küche mit hochwertigen Gaggenau-Geräten. Auf dieser Ebene stehen außerdem zwei Schlafzimmer und zwei Badezimmer zur Verfügung, eines davon en suite. Die weitläufigen Terrassen rund um das Haus erweitern den Wohnbereich nach außen und bieten verschiedene Aufenthaltsmöglichkeiten.

Das Obergeschoss verfügt über einen weiteren Wohnbereich mit Kamin. Hier befinden sich außerdem die Hauptschlafzimmer-Suite mit Bad en suite und privater Terrasse sowie zwei weitere Schlafzimmer, die sich ein Badezimmer teilen.

Der Außenbereich umfasst großzügige Gartenflächen und einen ca. 70 m² großen Pool. Ergänzt wird das Angebot durch zwei separate Nebengebäude. Das erste eignet sich ideal als Lager-, Hauswirtschafts- oder Technikraum. Das zweite bietet vielfältige Nutzungsmöglichkeiten und kann beispielsweise als Gästebereich, Fitnessraum, Außenküche oder multifunktionaler Freizeitbereich genutzt werden.

Für ganzjährigen Wohnkomfort sorgen eine Fußbodenheizung sowie eine Klimaanlage mit Wärmepumpe. Hochwertige Materialien und eine sorgfältige Ausführung runden das Gesamtbild dieser Immobilie ab.

Eine moderne Neubau-Finca, die zeitgemäßes Design, Privatsphäre und vielseitige Nutzungsmöglichkeiten in ruhiger Lage nahe Portocolom und einigen der schönsten Buchten der Ostküste Mallorcas vereint.



Property Specifications

— Condition	Obre nueva	— Central heating
— Year Built	2024	— Underfloor heating
— Plot size	28.000 m²	— Heat pump
— Built area	499 m²	— Air conditioning
— Bedrooms	5	— Security system
— Bathrooms	4	— Fitted kitchen
— Guest toilet	1	— Gaggenau appliances
— Terraces		— Fireplace
— Multi-purpose room		— Garden
— Swimming pool		— South-facing orientation
— Garage		— Panoramic views



Airport: 55 min



Golf (Vall d'Or): 10 min



Beach: 5 min

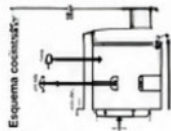
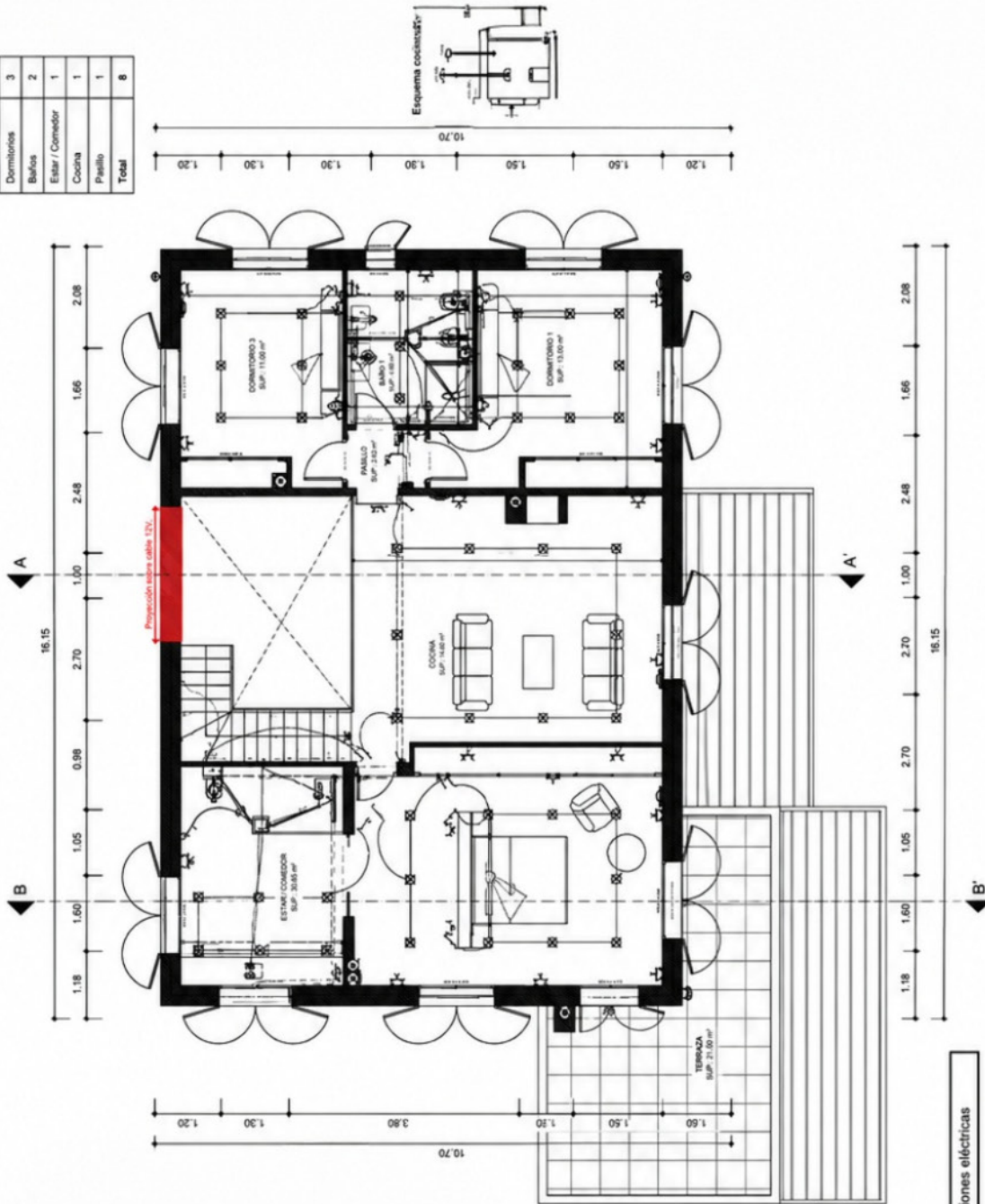


Town: 3 km

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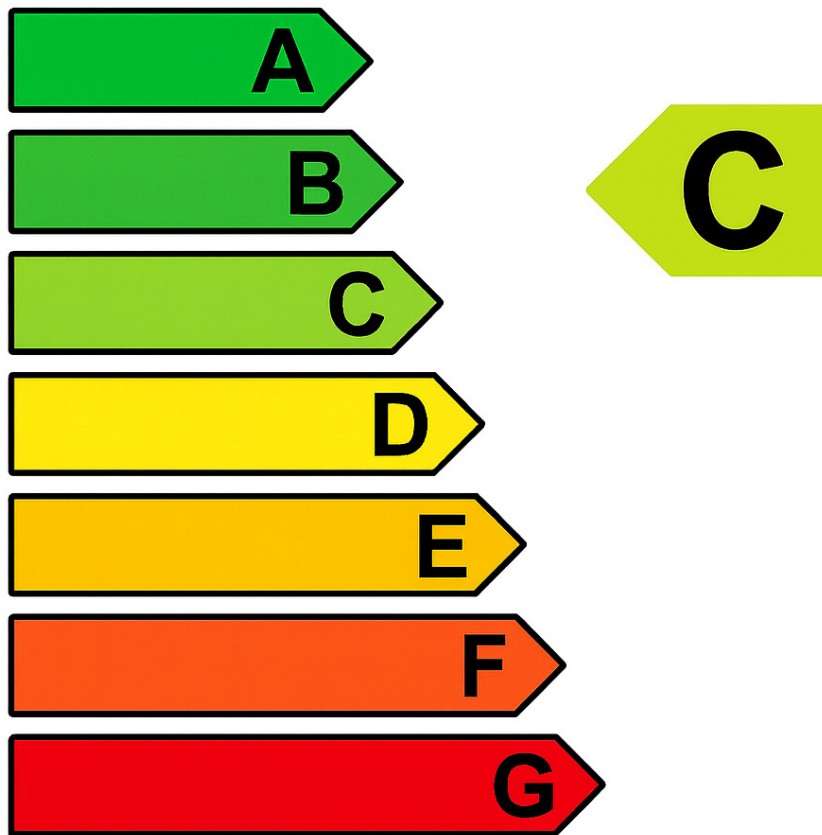
CUADRO DE SUPERFICIES					
Dependencia	Sup. útil (m²)	Sup. construida (m²)	Sup. computable (m²)	Sup. turnin (m²)	Sup. vendible (m²)
VIGIENCIA	160.25	122.15	122.15	13.60	13.60
TERNAJA	23.55	23.90	11.95	10.70	10.70
TOTAL	123.80	146.05	134.10	24.30	24.30

ZONAS DE LA VIVIENDA	
Dormitorios	3
Baños	2
Estar / Comedor	1
Cocina	1
Pasillo	1
Total	8



Planta piso: instalaciones eléctricas

CUADRO DE SUPERFICIES					
Dependencia	Sup. útil (m²)	Sup. construida (m²)	Sup. computable (m²)	Sup. huerta (m²)	Sup. vert. (m²)
VIVIENDA	87.83	104.05	104.05	18.05	18.05
TERRAZA	21.00	21.00	10.50	10.50	10.50
TOTAL	108.83	125.05	114.55	28.55	28.55



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