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**Ref.:MF2752**

### **Large duplex apartment with private beach access**

In the charming area of Cala Vinyes, you'll find this duplex apartment located in a well-maintained residential complex consisting of only two buildings. The property offers a large communal garden, an inviting pool, and private direct access to the beach. Here you can enjoy close proximity to both the sea and the shore, while still being within convenient reach of Palma city.

The apartment is spread over two floors and offers a total living area of approximately 300 m<sup>2</sup>, and spacious terraces of 40 m<sup>2</sup> in total. The upper level, which serves as the main entrance floor, features a generous living room, two double bedrooms – one with an en-suite bathroom – and a lovely terrace with sea views. One floor down, you'll find two additional double bedrooms, also with en-suite bathrooms. From these bedrooms, you have direct access to the terrace and the communal garden. This level also provides direct access to the large garage and storage room.

The property is partially renovated and features marble floors, electric heating, and conveniences such as two elevators in the building.

This duplex apartment is perfect for those seeking a peaceful home right by the beach.

Additional information: Private beach access, communal garden, communal pool, electric heating, elevator, private terraces, sea views



Cala Vinyas



yes



yes



4



2



yes



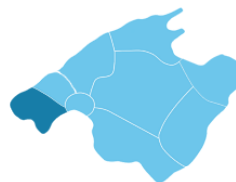
300 m<sup>2</sup> + 40 m<sup>2</sup>



1.300.000



yes



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