

Mediterranean villa with sea views and potential for extension in Port Andratx

Description

This beautiful, spacious Mediterranean villa, built to an excellent standard, is ideal for those who appreciate classic Mediterranean and Mallorcan style. Set in an elevated position above the harbour of Port Andratx, it enjoys an excellent south-facing orientation and wonderful views of the sea and mountains. Its generous terraces and infinity pool invite you to enjoy the Mediterranean lifestyle throughout the year.

The property currently offers approximately 430 mÂ² of constructed area, of which 300 mÂ² comprise living accommodation, with three bedrooms and three en-suite bathrooms, as well as a guest WC.

The ground floor features a spacious living and dining room, a separate kitchen and a generously sized bedroom with a dressing room and en-suite bathroom. Covered and open terraces provide a choice of spaces to relax beside the pool and enjoy the harbour and sea views.

The upper floor offers two further spacious bedrooms, each with a dressing room, en-suite bathroom and access to a large terrace. A second living room provides an additional space to enjoy the harbour views and can also be used as a fourth bedroom.

The villa also includes a garage for two cars, a large basement storage room, central heating and integrated air conditioning with heating and cooling.

Development potential:

In addition to its existing charm, the property offers the possibility of developing a total constructed area of up to 850 mÂ² over two levels, subject to obtaining the relevant building permit. This potential includes the option of positioning the house further back within the plot to make even more of the views.

While the building permit is being processed, it may be possible to rent the house or agree a purchase in two stages with the owner.

An opportunity for those seeking a villa in classic Mediterranean and Mallorcan style in Port Andratx, with generous spaces, beautiful views and potential for extension.

Port dâ??Andratx is a fishing port that has become one of the most exclusive and beautiful residential areas of Mallorca.

All services, such as the promenade of the port with its shops and restaurants, supermarkets and the Yacht Club with its yachts, are within a short drive.

MY BLUE MALLORCA â?? ATTENTION & CONFIDENCE â?? MEDITERRANEAN REAL ESTATE

My Blue Mallorca Real Estate (MBM) acts exclusively as an intermediary and recommends that interested parties obtain independent legal advice to verify the legal status of the property. MBM assumes no liability for the legal situation or state of conservation of the property. All information and documentation provided are based solely on data supplied by the client and are considered correct but without guarantee of accuracy. The offer is subject to errors, price changes, omissions and/or withdrawal from the market without prior notice. The published sale price includes MBMâ??s agency fees but does not include purchase-related costs such as Transfer Tax (ITP) or VAT, notary fees, land registry fees, administrative fees or any other costs legally borne by the buyer. In accordance with the sales mandate, the agency commission is payable by the seller. MBM is registered in the Official Register of Real Estate Agents of the Balearic Islands under number GOIBE71732/2025.

Meta Fields

Provincia : Port d'Andratx
Codigo-postal : 07157
Ciudad : Port d'Andratx
Referencia : 401V
Tipo : villa
Estado : VENTA
Dormitorios : 3
Banos : 3
Superficie : 430
Superficie-util : 292
Superficie-parcela : 1297
Ano-de-construccion : 1998
Precio-venta : 2950000