

Campos – Südost

# Spacious new-build finca near Es Trenc beach near Campos with pool and own vineyard

Property ID: ES243745072



PURCHASE PRICE: 6.670.000 EUR • LIVING SPACE: ca. 485 m<sup>2</sup> • ROOMS: 8 • LAND AREA: 45.820 m<sup>2</sup>

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## At a glance

|                      |             |
|----------------------|-------------|
| Property ID          | ES243745072 |
| Living Space         | ca. 485 m²  |
| Rooms                | 8           |
| Bedrooms             | 6           |
| Bathrooms            | 7           |
| Year of construction | 2024        |

|                       |                                                                      |
|-----------------------|----------------------------------------------------------------------|
| Purchase Price        | 6.670.000 EUR                                                        |
| Condition of property | First occupancy                                                      |
| Equipment             | Terrace, Guest WC, Swimming pool, Sauna, Fireplace, Built-in kitchen |

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## Energy Data

|                                |                                                                             |                                                      |      |
|--------------------------------|-----------------------------------------------------------------------------|------------------------------------------------------|------|
| Type of heating                | Underfloor heating                                                          | Energy efficiency class                              | A    |
| Energy Source                  | Solar                                                                       |                                                      |      |
| Energy certificate valid until | 13.12.2031                                                                  | Year of construction according to energy certificate | 2024 |
| Power Source                   | Air-to-water heat pump                                                      |                                                      |      |
| Energy information             | At the time of preparing the document, no energy certificate was available. |                                                      |      |

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## A first impression

This modern new-build finca, completed in 2024, is situated on a plot of approx. 4.6 hectares between the natural beach of Es Trenc and the charming village of Campos. The property offers a total living area of around 485 m<sup>2</sup>, divided into a main house and a separate guest house. With a special focus on the selection of first-class materials such as natural stone floors and wooden elements, combined with state-of-the-art technology, this finca presents itself as a first-class first-time-occupancy property. The main house has a spacious living and dining area with fireplace, a modern kitchen equipped with high-quality electrical appliances, a bedroom with en-suite bathroom and a study. On the upper floor there are three further bedrooms, each with its own en-suite bathroom. The offer is completed by a separate guest house, with its own entrance and a living and dining room with integrated kitchen, a bedroom with bathroom en-suite and its own terrace. The Mediterranean garden, which extends around the buildings, surrounds an impressive 20 × 4 meter pool with adjoining pool house, Finnish sauna and fitness area. There is also a further bedroom for guests. Further features include modern home automation, underfloor heating, air conditioning and various high-quality floor coverings. Around 2,000 m<sup>2</sup> of Merlot vines surround the buildings and enable a yield of around 1,200 bottles of red wine per year. The finca also focuses on sustainability and independence. A photovoltaic system provides environmentally friendly energy, while two 15,000 liter water tanks ensure the water supply. A 3-chamber sewage treatment plant and the use of rainwater for automatic garden irrigation are further aspects that increase the ecological value of the property. Located just a few minutes from the vibrant center of Campos and about a ten-minute drive from the famous Es Trenc beach, the property offers both seclusion and proximity to urban amenities.

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## All about the location

Campos, a charming town in the southeast of Mallorca, combines traditional island flair with modern infrastructure. Only around 30 minutes from the airport and the island's capital Palma, Campos is easily accessible and yet far away from the hustle and bustle of the tourist centers. Surrounded by extensive landscapes, olive groves and almond trees, the village conveys tranquillity and authenticity. The weekly market with regional products as well as local restaurants and cafés create a Mediterranean lifestyle. Nearby is the paradisiacal natural beach of Es Trenc, one of the most famous and beautiful beaches in Mallorca. With its crystal-clear water and fine white sand, it stretches for several kilometers and is reminiscent of Caribbean beaches. Protected by dune landscapes, Es Trenc offers an unspoiled, picturesque backdrop and is a highlight for nature lovers and those seeking relaxation. Campos combines the proximity to this natural jewel with a first-class quality of life - ideal for all those who want to enjoy the beauty of Mallorca without having to sacrifice comfort and accessibility.

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## Other information

We generally recommend having the building law situation checked by a specialist lawyer. All details are based exclusively on information provided by the owner or client. We assume no liability for the completeness, accuracy and timeliness of the information. The brokerage fee is payable by the vendor. Any taxes, notary and land registry costs incurred on the purchase are to be borne by the buyer.

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## Contact partner

For further information, please contact your contact person:

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