

## Large modern villa in Costa de la Calma, surrounded by nature, close to beaches and with magnificent outdoor spaces

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### Price

2.995.000 €

### Location

Costa de la Calma-Paguera / Mallorca Southwest /  
Costa de la Calma

## Description

This magnificent home achieves a perfect balance between modern, functional living and the beauty of its natural surroundings, where calm and privacy can be enjoyed throughout every space. It is located in Costa de la Calma, right next to the renowned area of Santa Ponsa, in the southwest of the island — an ideal setting to enjoy the spectacular beauty of the bay and the crystal-clear waters and sunsets of Mallorca, with several beaches just a five-minute walk away. An excellent marina, prestigious golf courses, and a wide selection of shops, restaurants and cafés with charming terraces are also close at hand.

The house sits on a 1,750 m<sup>2</sup> plot in a privileged setting that offers a high degree of privacy and beautiful views over a Mediterranean green area filled with pine trees and native vegetation. The outdoor areas are exceptionally generous, featuring terraces, porches, an outdoor kitchen, a large garden and a swimming pool that adds a vibrant touch of blue — creating outstanding spaces for outdoor living and relaxed social gatherings.

This 242 m<sup>2</sup> villa, distributed over two levels, has been completely refurbished under a vanguard architectural concept, where modern design, elegance and functionality come together in a contemporary architecture defined by clean lines and a sophisticated character. The interiors invite comfortable living and are bathed in natural light thanks to the transparency of the large glass panels that surround the house, allowing the exterior to seamlessly flow inside.

The renovation has been carried out using excellent materials and finishes, and the property offers three bedrooms, three bathrooms and a guest toilet. The upper level is entirely dedicated to the master suite — a spacious, open-plan and exclusive area where the bedroom, walk-in wardrobe, desk area and bathroom merge into a refined contemporary composition. A large private terrace extends the living space outdoors, enhancing light, openness and a sense of sophisticated retreat.

The lower level features a generous living-dining area with an open-plan kitchen, perfectly integrated and fully equipped, offering ample storage space. This floor also includes a guest toilet and a double bedroom with en-suite bathroom.

The property also offers an independent guest space with a large bedroom and en-suite bathroom, providing a private and versatile area with direct access to the garden, swimming pool and terrace and barbecue areas.

For maximum comfort, the villa includes parking space for several vehicles.

“An exceptional villa for those seeking comfortable living in contemporary spaces surrounded by nature, filled with light and calm, with the sea just a few steps from home.”

### FEATURES:

- Central air conditioning, underfloor heating
- Fully equipped open-plan kitchen, pantry, laundry room
- Terraces, porches, garden, swimming pool, outdoor kitchen
- Parking for several cars

### LOCATION:

- Open views, facing a wooded area
- Close to beaches, restaurants, shops, golf courses and marina

## Details

Double room 3  
Bathrooms 4  
Living space 505  
Area plot 1708  
Useful meters 331  
Terrace area 261

## Extras

Central air conditioning  
Apart. Separado  
Balcony  
Barbecue  
Heating  
Pantry  
Laundry room  
Bright  
Pergola  
Private swimming pool  
Solarium





