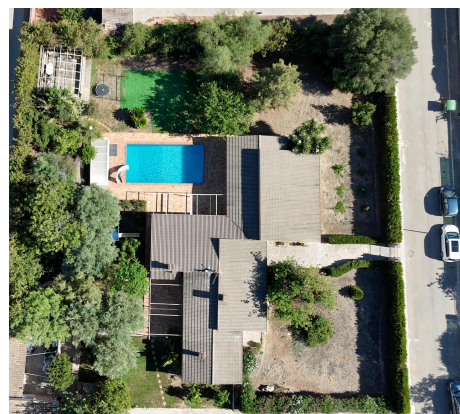


## 5 bedroom Detached Villa in Marratxí

Ref: NM-201

**From**  
**1,290,000€**



**Property type :** Detached Villa

**Swimming pool :** Private

**House area :** 423 m<sup>2</sup>

**Location :** Marratxí

**Plot area :** 2280 m<sup>2</sup>

**Bedrooms :** 5

**Bathrooms :** 3

**Year built :** 1986



Garden



Built in wardrobes



Heating



Barbecue



Terrace



Airconditioning

Exclusive single-story villa with large garden, pool, and views of the Tramuntana mountains – Es Garrovers

Purchase price:

€1,290,000 | NM-201

We present this exceptional villa in the sought-after residential area of Es Garrovers. Set on a generous plot of approximately 2,280 m<sup>2</sup>, this property combines Mediterranean lifestyle, comfort, and absolute privacy.

The property was built in 1986 and offers approximately 269 m<sup>2</sup> of living space on one level (total built area approx. 423 m<sup>2</sup>). With its spacious rooms, lovingly landscaped garden and numerous extras, it is ideal for families or anyone who wants to enjoy life in the countryside with perfect transport links.

Layout

Spacious entrance area

Living and dining room with over 50 m<sup>2</sup>, fireplace and direct access to the terrace and garden

Large fitted kitchen with

dining area, pantry and separate laundry room (approx. 16 m<sup>2</sup>)

5-6 bedrooms with built-in wardrobes

3 bathrooms (1 en suite)

Marble floors, air conditioning

(hot/cold), gas oil central heating

Outdoor area

The outdoor area is a real highlight and has been designed with great attention to detail:

Spacious garden with fruit trees, pond, and vegetable garden

Covered pool area – usable all year round

Barbecue area with wood-fired oven

and covered seating area

South-facing terraces with fantastic views of

the Serra de Tramuntana

Pavilion/greenhouse as additional living or

utility space

Other

Features

Double garage + several storage rooms

PVC windows with Climalit, argon filling, mosquito nets and

security locks

Good building fabric, well-maintained condition

Location

Es Garrovers is a quiet and sought-after residential area in the interior of the island, offering a perfect balance between nature and good accessibility. Palma is only about a 15-minute drive away, as are international schools, shopping facilities, and beaches.

This villa is a real gem in Mallorca: spacious, functional, and with an outdoor area that is second to none. Ideal for families or as a vacation home for lovers of the Mediterranean lifestyle.