

Charming farmhouse in Casa Blanca

2	1	170 m^2	0 m^2	595.000€
Bedrooms	Bathrooms	Built	Total	Price

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Description

For sale: a charming country estate of approximately 42,000 m², situated in an area of ??absolute tranquility in Sa Casa Blanca, near the beautiful Costes d'en Xorrigó. A pine forest surrounds the property, guaranteeing privacy, peace and quiet, and direct contact with nature.~~A private drive leads to the main house, approximately 170 m², distributed across spacious and bright rooms (only 40 m² are registered as a tool shed). It comprises a large living-dining room, a cozy sitting room featuring a traditional Mallorcan fireplace with a pyramid-shaped hood and integrated benches, a separate kitchen with access to a 10 m² mezzanine level containing an additional bedroom, plus a second bedroom, a full bathroom with a bathtub, and an entrance hall.~~Outside, the property offers an authentic rural retreat with a swimming pool and solarium, perfect for enjoying the natural surroundings, as well as a charming stone shed housing a traditional wood-fired oven, a testament to the most genuine Mallorcan architecture.~~The property includes a 20,000-liter cistern and electricity from Gesa.~~An ideal property for those seeking peace, authenticity, and the rural charm of Mallorca in a completely secluded setting surrounded by pine forests.~~This property is protected under ANEI regulations. It is a non-conforming dwelling and lacks a certificate of occupancy. Financing is not available.~~ReMax Collection Grup Direct reminds you:~~The sale price of the property includes the real estate agency fees, which will be paid in full by the seller. This price does not include the corresponding transfer tax (ITP), which is 8.44%, nor the notary and land registry fees, estimated at approximately 2%, which must be paid upon signing the corresponding public deed.~~The tax percentage is calculated on the final price stated in the public deed and may vary depending on subsidies, grants, age, and other circumstances of the taxpayer.~~All information is based on data provided by the owner or the client. No liability is assumed for the accuracy, completeness, or timeliness of the information. Changes, errors, and interim sales are reserved.~~This brochure does not constitute a contractual offer but is provided for informational purposes only. Only the agreements established in the notarial deed of sale are legally binding. The plans, surface areas, and representations included in this brochure are for illustrative purposes only and may differ from the actual construction.~~ROAIIB Registration – GOIBE739576/2024~

Details

- ✔ Ref: 100J3983
- ✔ Light
- ✔ Terrace
- ✔ Energy certification:
- ✔ Terrace
- ✔ Pool