

Biniali – Mitte

# Fantastic finca surrounded by Mediterranean nature in Biniali

Property ID: ES253745278



PURCHASE PRICE: 795.000 EUR • LIVING SPACE: ca. 164 m<sup>2</sup> • ROOMS: 6 • LAND AREA: 4.065 m<sup>2</sup>

Property ID: ES253745278 - 07143 Biniali – Mitte

- At a glance
- The property
- Energy Data
- A first impression
- Details of amenities
- All about the location
- Other information
- Contact partner

Property ID: ES253745278 - 07143 Biniali – Mitte

## At a glance

Property ID	ES253745278
Living Space	ca. 164 m²
Rooms	6
Bedrooms	3
Bathrooms	3
Year of construction	1995

Purchase Price	795.000 EUR
Condition of property	Well-maintained
Equipment	Terrace, Swimming pool, Fireplace, Built-in kitchen

Property ID: ES253745278 - 07143 Biniali – Mitte

## Energy Data

Energy certificate valid until	10.05.2035	Energy efficiency class	D
Energy information	At the time of preparing the document, no energy certificate was available.	Year of construction according to energy certificate	1995

Property ID: ES253745278 - 07143 Biniali – Mitte

## The property





Property ID: ES253745278 - 07143 Biniali – Mitte

## The property



Property ID: ES253745278 - 07143 Biniali – Mitte

## The property





Property ID: ES253745278 - 07143 Biniali – Mitte

## The property





Property ID: ES253745278 - 07143 Biniali – Mitte

## The property



Property ID: ES253745278 - 07143 Biniali – Mitte

## The property





Property ID: ES253745278 - 07143 Biniali – Mitte

## The property





**Property ID: ES253745278 - 07143 Biniali – Mitte**

## A first impression

Discover this charming finca in Biniali, a real gem on the beautiful island of Mallorca. Built in 1995, the solidly constructed house combines traditional Mediterranean flair with modern comfort and is ready to buy.

On a generous plot of approx. 4,065 m<sup>2</sup> you can expect approx. 164 m<sup>2</sup> of living space, distributed over a single, well-designed floor. The finca has 4 rooms, including 3 tastefully designed bedrooms and 2 elegant bathrooms. The living area is equipped with a fireplace and offers a cozy atmosphere for relaxing evenings.

The well-kept fitted kitchen with high-quality tiled floors invites you to cook and is ideal for culinary connoisseurs. On warm days, the integrated air conditioning ensures pleasant temperatures.

The property impresses with its beautiful, tranquil location, surrounded by the gently undulating Mediterranean landscape and a small wood. At the same time, the finca is easily accessible - ideal for anyone looking for peace and quiet without having to sacrifice good connections.

Another highlight is the spacious terrace, which invites you to spend sociable hours outdoors, while the private swimming pool promises a welcome cool-down on hot summer days.

Don't hesitate and experience the unique ambience of this inviting finca, which combines stylish living comfort with the incomparable beauty of Mediterranean nature.

Property ID: ES253745278 - 07143 Biniali – Mitte

## Details of amenities

- Pool
- Garden

**Property ID: ES253745278 - 07143 Biniali – Mitte**

## All about the location

Biniali is located in the interior of Mallorca and impresses with its idyllic atmosphere and traditional architecture. The beautiful church of Sant Cristòfol, dating from the 18th century, is an impressive example of Mallorcan architecture and an important cultural meeting point in the village. There are also several local wineries that are known for their excellent wines. The surrounding area of Biniali is characterized by a charming landscape that is ideal for walks and bike rides. The rolling hills and extensive fields provide a picturesque backdrop for nature lovers and those seeking peace and quiet. Biniali is located around 25 km from Palma and around 30 km from the airport.

The village is surrounded by several other charming towns, each with their own appeal and character, such as Sencelles, Consell or Santa Maria del Camí, located just south of Biniali and famous for its markets and wineries and a popular destination for visitors to the region. Alaró, with its impressive castle ruins on a hill, and the quiet village of Binissalem, known as the center of Mallorcan viticulture, are also within easy reach. Biniali thus offers a perfect balance between idyllic country life and proximity to urban amenities, nestled in a picturesque landscape and surrounded by charming neighboring villages.



**Property ID: ES253745278 - 07143 Biniali – Mitte**

## 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.

Property ID: ES253745278 - 07143 Biniali – Mitte

## Contact partner

For further information, please contact your contact person:

Florian Waetzoldt

---

Placa Hostals 11, 07320 Santa Maria del Camí

Tel.: +34 871 - 201 945

E-Mail: [santamaria@von-poll.com](mailto:santamaria@von-poll.com)

*To the Disclaimer of von Poll Immobilien GmbH*

---

[www.von-poll.com](http://www.von-poll.com)