



**Charming villa just a few metres from the centre of Cala Millor, Mallorca.**

**Ref.: 46108**

Charming detached villa located just a 10-minute walk from the beach of Cala Millor and its lively pedestrian promenade, with all amenities, restaurants and shops within easy reach. The property offers approximately 117 m<sup>2</sup> of built area, distributed into a bright living-dining room with fireplace, three double bedrooms, one full bathroom, a guest WC, a separate kitchen and a garage. All of this is set on a plot of approximately 540 m<sup>2</sup>. The house is equipped with oil-fired central heating throughout and also benefits from air conditioning in the living room and the master bedroom, ensuring comfort all year round. At the front of the house there is a spacious covered terrace, ideal for enjoying the pleasant Mediterranean climate. The low-maintenance garden features palm trees and typical local plants, creating a natural and welcoming setting. Sold semi-furnished. Do not miss this excellent opportunity and arrange your viewing today.



Price: **749.000 €**

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F	2683	
G		795

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