

Living in the southwest of Mallorca

The Marivent Area is located on the outskirts of Palma de Mallorca, in the bay of Cala Major, above the sea and the Royal Marivent Palace, directly opposite to the Miro Foundation. Here you will find a livable space with proximity to cosmopolitan Palma, the Real Club Nautico, old established Puerto Portals and the beaches of Cala Major and Illetas, but also nestled among many cultural institutions, bars, restaurants, hotels and retail stores. The close proximity and good accessibility to several, exclusive golf courses is a special plus. In the Marivent area you can feel a spirit of optimism: everywhere is being redeveloped, renovated and newly built, which will again significantly enhance the district in the coming years.

In the immediate vicinity of the city center, the modern new building Mar Adalt is being constructed, which comprises a total of 23 apartments and combines urban living with high quality and architectural standards and a sustainable construction method with resource-saving energy supply. Overlooking the blue mediterranean sea and the green hilly landscape of Palma, luxurious 2-4 room apartments with a functional spatial concept and total floor space between 80 m² and 250 m² will be designed. The spectrum ranges from apartments with 1-3 bedrooms to penthouses extending over two floors. The bright, airy apartments have gardens, terraces, loggias or additional roof terraces and provide the highest level of quality, comfort and privacy. The center of the complex offers a spacious pool area amidst the lush landscaped gardens.

Private underground parking spaces and storage rooms in the basement round off the high-quality overall offer.



GÉNOVA

PALMA CENTRE

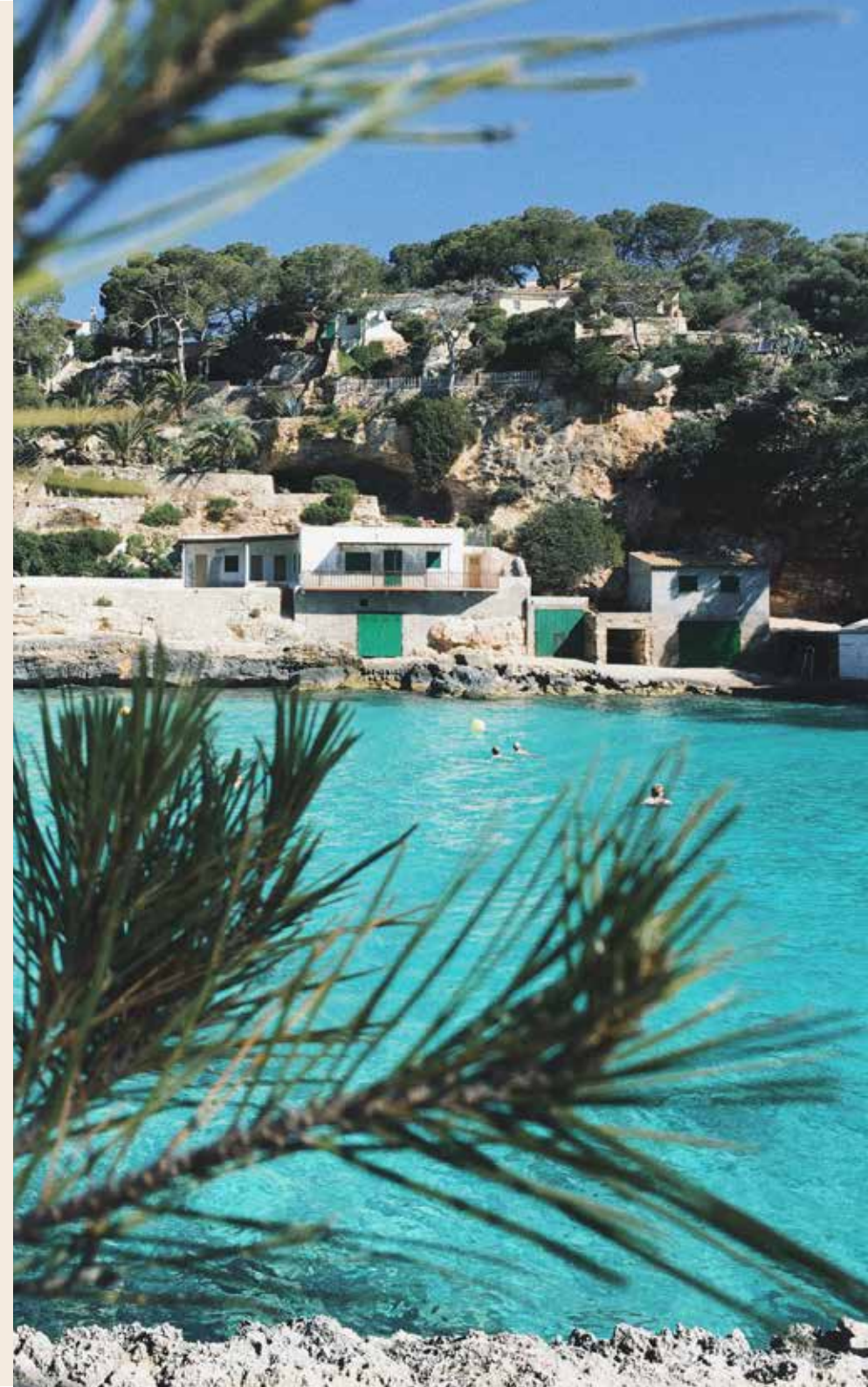
HARBOUR

ES MOLINAR

MARIVENT

MAR ADALT

AIRPORT



PC 03 FOURTH FLOOR		PC 02 FOURTH FLOOR		PC 01 FOURTH FLOOR	
PT 04 THIRD FLOOR	PT 05 THIRD FLOOR	PT 03 THIRD FLOOR	PT 02 THIRD FLOOR	PT 01 THIRD FLOOR	
PS 04 SECOND FLOOR	PS 05 SECOND FLOOR	PS 03 SECOND FLOOR	PS 02 SECOND FLOOR	PS 01 SECOND FLOOR	
PP 04 FIRST FLOOR	PP 05 FIRST FLOOR	PP 03 FIRST FLOOR	PP 02 FIRST FLOOR	PP 01 FIRST FLOOR	
PB 04 GROUND FLOOR	PB 05 GROUND FLOOR	PB 03 GROUND FLOOR	PB 02 GROUND FLOOR	PB 01 GROUND FLOOR	



Materials

Throughout high-quality, hand-picked and durable materials of well-known brands and manufacturers were used. The apartments exude a Mediterranean feeling of life, are bright and provide a friendly cut, the surfaces are kept in warm, light natural tones. Natural stone, wood and soft surfaces form a harmonious unit. All built-in furniture and kitchens fit into the valuable overall concept in terms of design and function.







A close-up, shallow depth-of-field photograph of several lavender flower spikes. The flowers are a vibrant purple color, and the background is a soft, out-of-focus light pink or peach hue. The text 'Garden Apartments' is overlaid on the right side of the image in a clean, black, sans-serif font.

Garden Apartments



Garden apartments

The first floor apartments are designed as garden apartments. In addition to the terrace, they have their own gardens, which allow the apartments to merge with the outdoor area. With a spacious living-dining area and integrated kitchen, bedrooms and bathrooms, all in restrained Mediterranean color and material design, thought out in detail, create a harmonious living atmosphere with typical country accents.



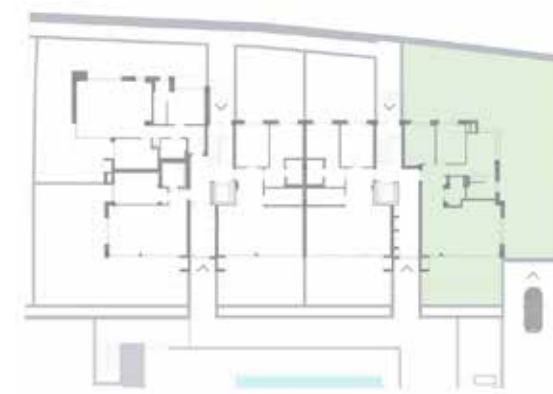






Garden Apartment 01
ground floor
three bedrooms, private garden

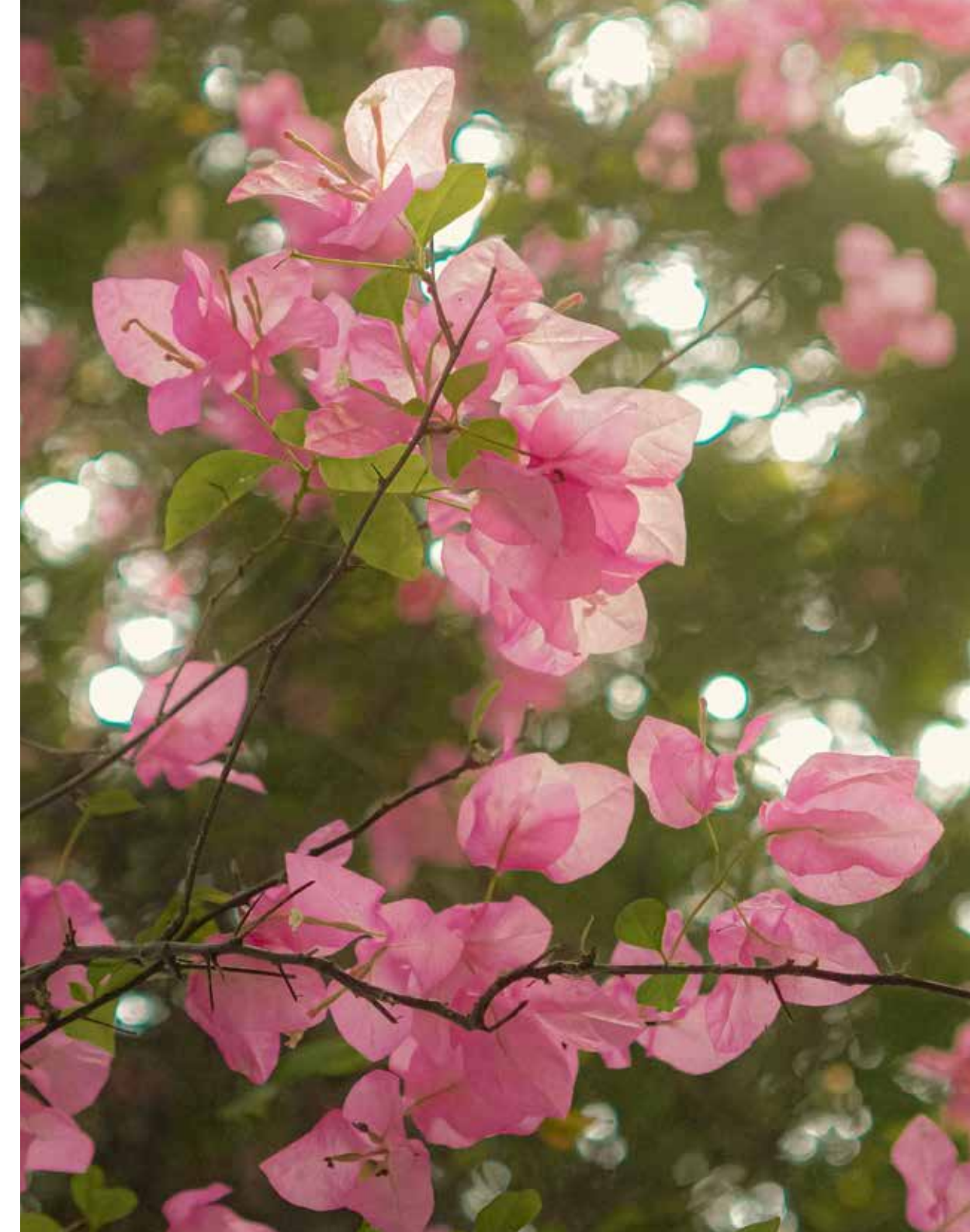
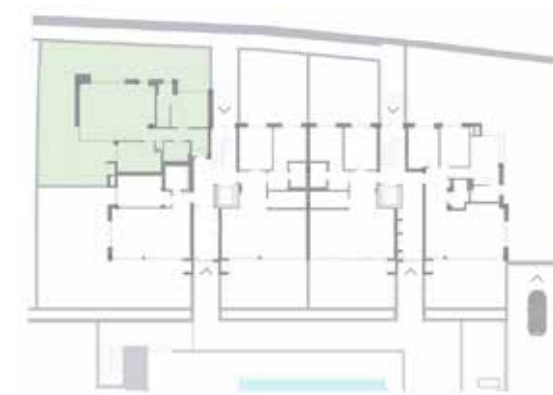
Total Apartment	106,70 sq m
Covered Terrace	10,75 sq m
Uncovered Terrace	8,03 sq m
<hr/>	
Total constructed area	125,48 sq m
Total Green area	163,78 sq m
Garage Space	2





Garden Apartment 05 ground floor two bedrooms, private garden

Total Apartment	98,40 sq m
Covered Terrace	13,38 sq m
<hr/>	
Total constructed area	111,78 sq m
Total Green area	79,75 sq m
Garage Space	1





Apartments



Apartments

The apartments on the upper floors feature spacious living-dining areas with integrated kitchens and west-facing living-dining areas that exude comfort and flair. The east-facing sleeping areas with adjoining bathrooms open up views of the city's green hills.











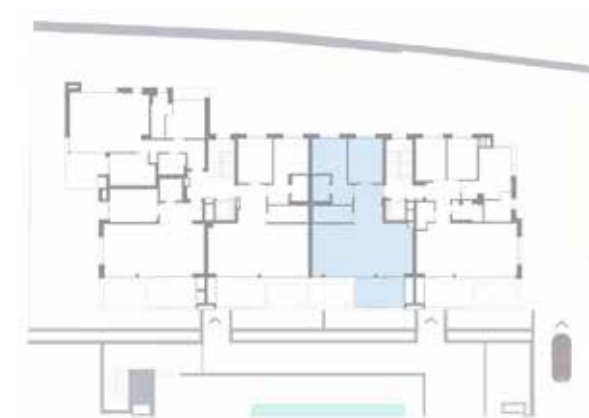
Apartment 02 First floor two bedrooms

Total Apartment 96,90 sq m

Total Terrace 12,86 sq m

Total constructed area 109,76 sq m

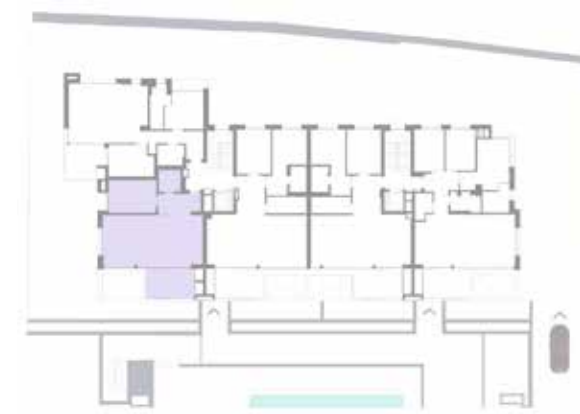
Garage Space 1





Apartment 04 Second floor one bedroom

Total Apartment	74,14 sq m
Total Terrace	12,86 sq m
<hr/>	
Total constructed area	87,00 sq m
Garage Space	1





Apartment 03 Third floor two bedrooms

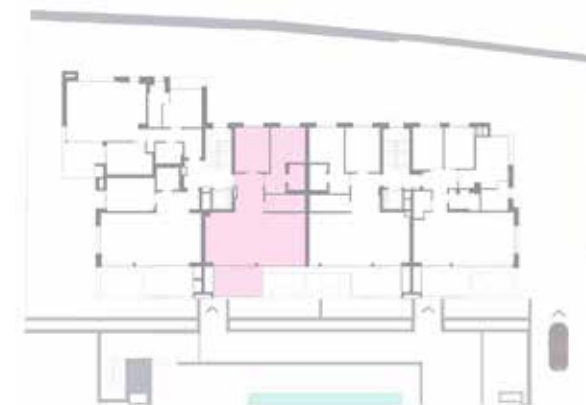
Total Apartment 96,90 sq m

Total Terrace 12,86 sq m

Total constructed area 109,76 sq m

Garage Space 1

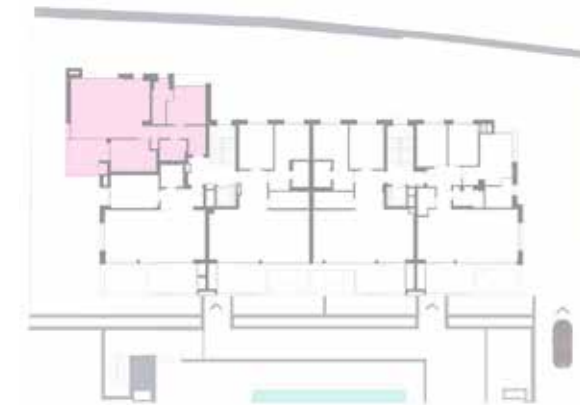
Storage Space 1





Apartment 05 Third floor two bedrooms

Total Apartment	90,98 sq m
Covered Terrace	3,84 sq m
Uncovered Terrace	6,00 sq m
<hr/>	
Total constructed area	100,82 sq m
Total Green area	1
Garage Space	1





Penthouse



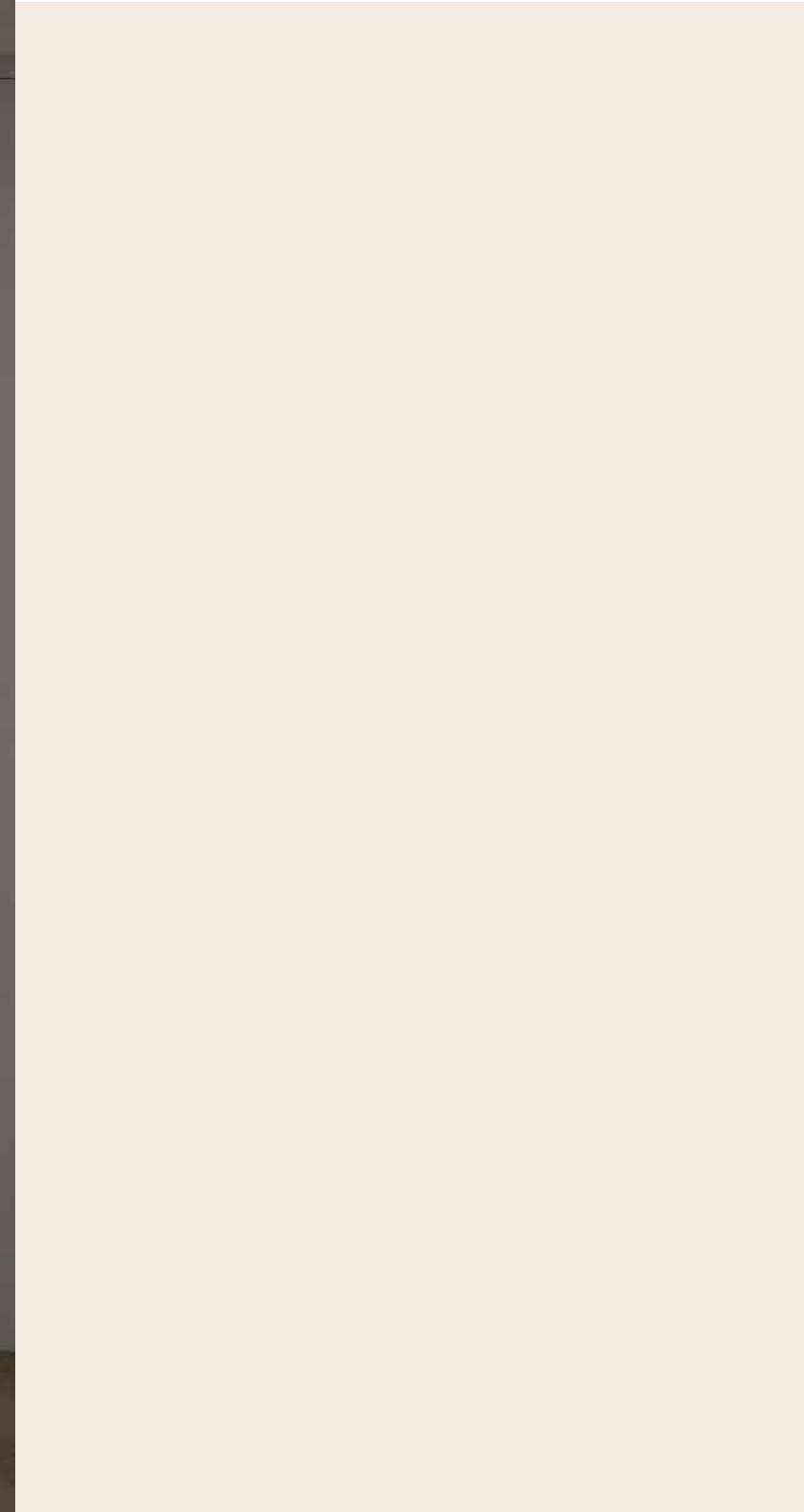
Penthouse

The spacious penthouses have a fantastic sea view from the loggias and roof terraces, which are internally connected and can be equipped with all comforts up to their own whirlpool. The finishing is done in a stylish and valuable design with natural stone and wood, in minimalist lines, subtle color scheme and timeless, long-lasting elegance. Smarthome technology enables intuitive, convenient and safe operation. Generous window systems allow the interior and exterior

areas to merge, giving the penthouses their unique Mediterranean lifestyle.













Penthouse 01 Fourth floor & Roof floor two bedrooms

Total Apartment	107,49 sq m
Covered Terrace	15,10 sq m
Uncovered Terrace	22,44 sq m
Total Roof floor	51,46 sq m
<hr/>	
Total constructed area	196,49 sq m
Garage Space	2
Storage Space	1





Penthouse 02 Fourth floor & Roof floor three bedrooms

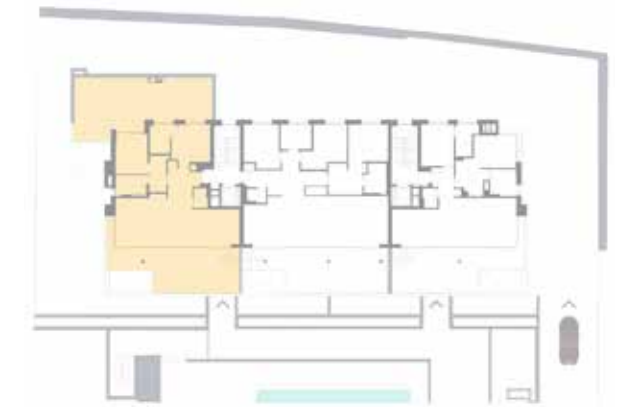
Total Apartment	151,30 sq m
Covered Terrace	15,70 sq m
Uncovered Terrace	25,20 sq m
Total Roof floor	88,20 sq m
<hr/>	
Total constructed area	280,40 sq m
Garage Space	2
Storage Space	1





Penthouse 03 Fourth floor & Roof floor two bedrooms

Total Apartment	106,91 sq m
Covered Terrace	17,12 sq m
Uncovered Terrace	70,90 sq m
Total Roof floor	45,00 sq m
<hr/>	
Total constructed area	239,93 sq m
Garage Space	2
Storage Space	1





pni baleares
Exklusive Immobilien. **Zeitlos vorausgedacht.**

pni-immobilien GmbH & Co. KG Surcursal en España

info@pni-baleares.com

Tel: 971 40 32 65

pni-baleares.com



DISCLAIMER

