

VILLA

MON PORT

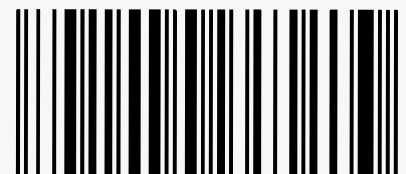
RASTEN PROJECTS

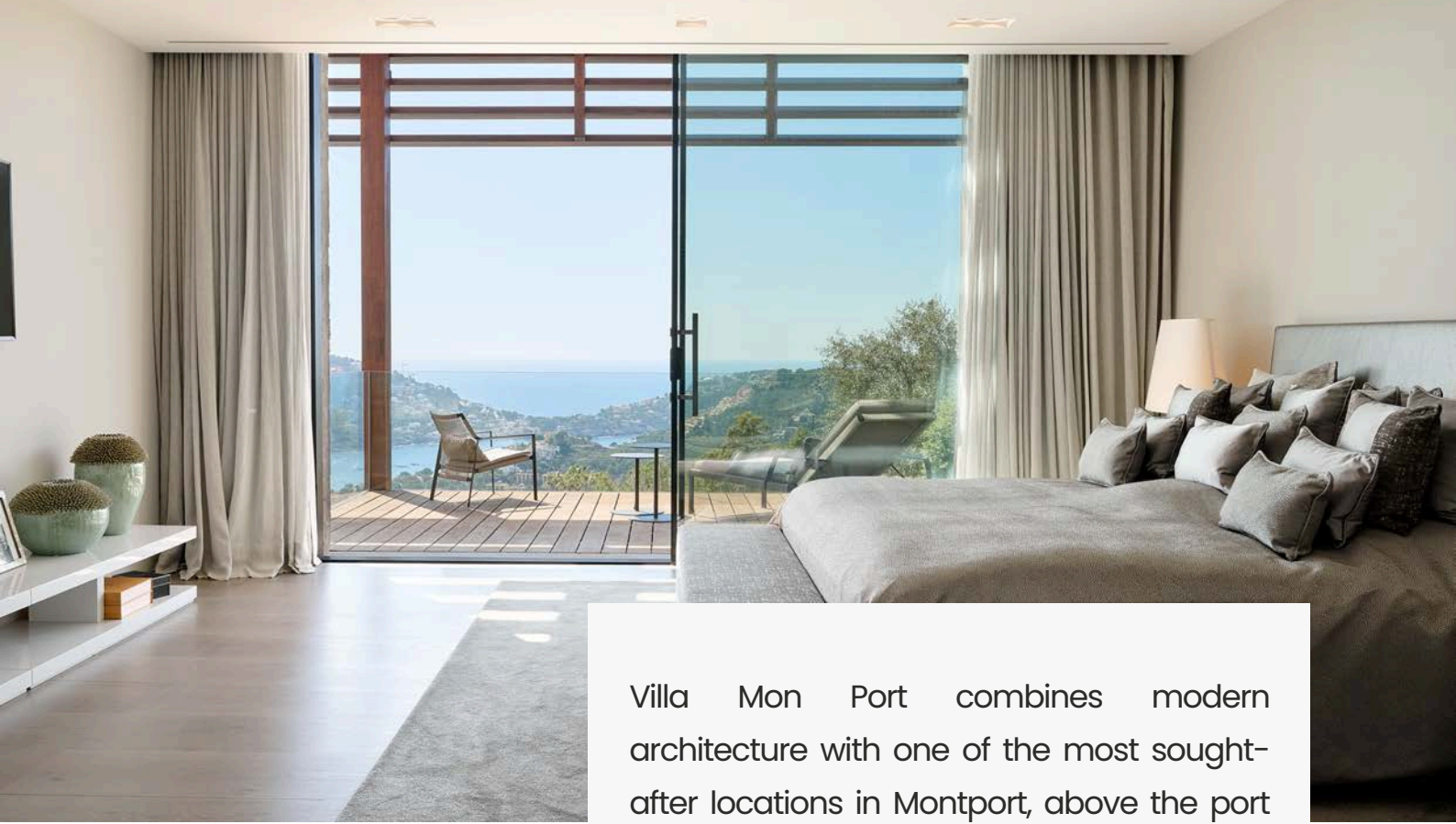
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Villa Mon Port combines modern architecture with one of the most sought-after locations in Montport, above the port of Port d'Andratx.



Clean lines, high-quality materials, and a precise focus on sightlines and light define the entire living concept. Expansive glazing creates seamless transitions between indoors and outdoors, connecting the rooms with the adjacent terraces, the pool, and the surrounding landscape.

The architecture follows a clear structure: Openly designed living areas, private retreat zones and supplementary functional levels blend harmoniously together to create a coherent overall picture.

- Plot: **1.350 m²**
- Total Area: **776 m²**
- Living Area: **575 m²**
- Terrace Area: **175 m²**
- Year Built: **2016**

- Bedrooms: **5**
- Bathrooms: **6**

- Price: **13.700.000 €**





UPPER LEVEL

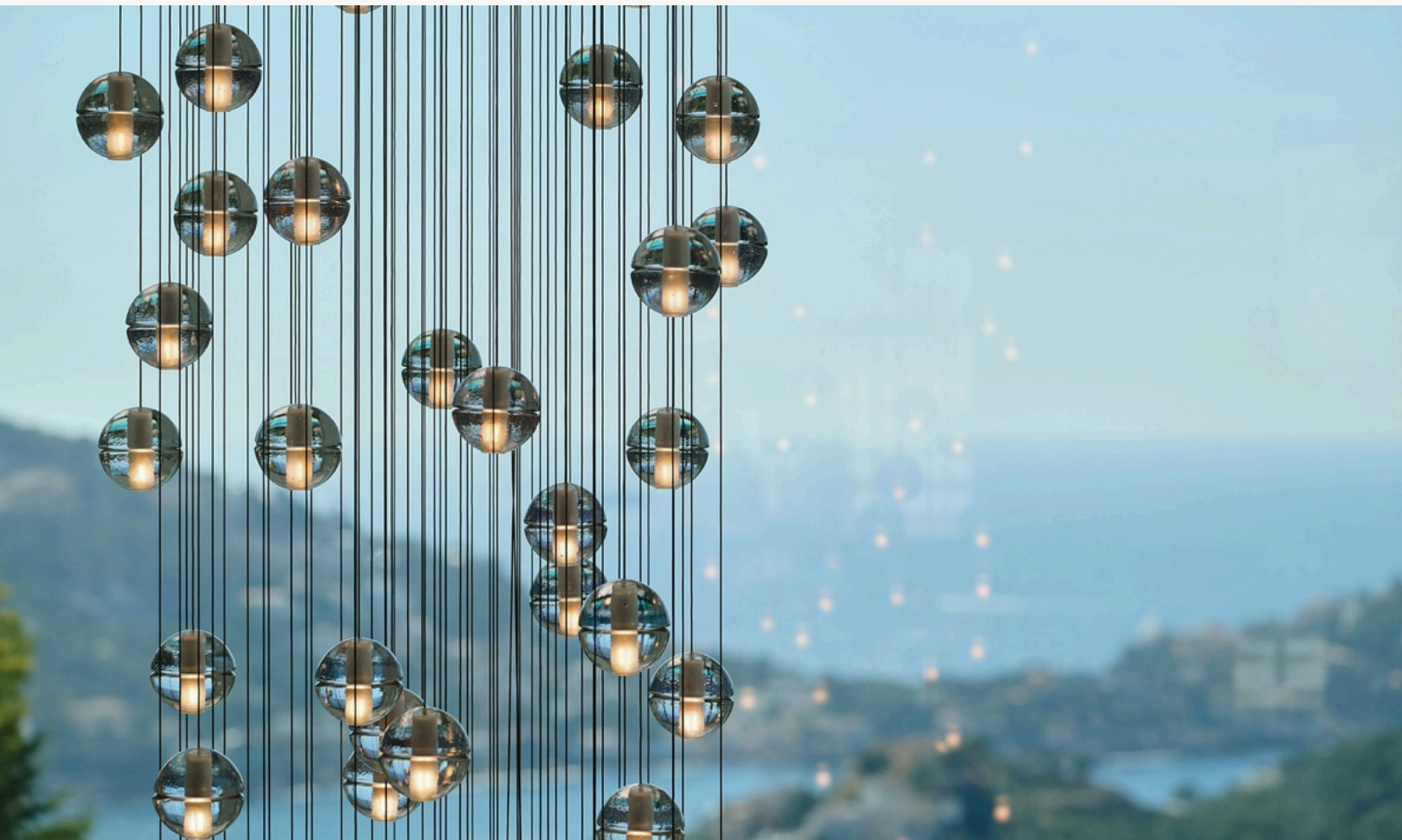
The upper floor unfolds into a clearly structured level with a focus on tranquility and views.

The master suite with en suite bathroom, spacious dressing room and terrace is oriented towards the view over the harbor and the sea and forms a separate area.

This level is complemented by two further bedrooms with en suite bathrooms, one with a private balcony facing the sea.









MAIN LEVEL

The living area forms the center of daily life and is completely oriented towards openness and sightlines.

A spacious living and dining area with an open-plan kitchen flows seamlessly onto the terraces and pool. Large expanses of glass connect the interior and exterior spaces, directing the view towards the harbor and the sea.

This level is complemented by a separate kitchen, an office, and a courtyard with a water feature. The outdoor area with kitchen and dining space is directly connected, extending the living concept outdoors.











LOWER LEVELS

The lower levels are dedicated to wellness, privacy and comfort. A high-quality fitness and wellness area with sauna creates an exclusive retreat within the villa, complemented by utility and technical rooms.

In addition, two bedrooms with en-suite bathrooms offer direct access to the terraces and landscaped garden areas. An integrated kitchen completes this level, allowing for independent use as a guest apartment or private accommodation area.









FEATURES & COMFORT

- Southwest orientation
- Infinity pool (69m², salt electrolysis)
- Elevator
- Integrated home automation system
- SONOS Soundsystem
- Air conditioning (hot/cold)
- Underfloor heating
- Energy source: Heat pump

