MALLORCA | INVESTMENT OVERVIEW

LUXURY RESORT & RESIDENTIAL OPPORTUNITY



Illustrative render — not an image of the property.

€98 MILLION

Asking price for the combined acquisition

5-star

Operating luxury hotel

140+

Guest rooms and suites

c. 250,000 m²

Total estate area

c. 34,000 m²

Residential buildable area

AN OPERATING HOTEL. AN OPTIONAL RESIDENTIAL STRATEGY.

An integrated mixed-use estate combining an operating luxury hotel, a sports and wellness club and serviced residential land. The hotel requires no capital refurbishment expenditure, according to the information provided. Residential development is optional.

Hotel, club and residential land are offered together. The core assets cannot be acquired separately.

OPERATING PLATFORM | LUXURY POSITIONING

HOSPITALITY, WELLNESS & LIFESTYLE

THE HOTEL

- Five-star hotel with more than 140 spacious rooms and suites, approximately 50–200 m².
- Approximately 32,000 m² of hotel built area, complemented by landscaped outdoor spaces.
- High-end dining, spa and wellness facilities, swimming pools and parking.
- More than 1,000 m² of meeting and event spaces for corporate and private functions.

SPORTS & WELLNESS CLUB

Indoor and outdoor swimming pools, tennis and padel courts, fitness facilities, dining and family services create a complementary lifestyle offering for hotel guests and the residential component.



Illustrative render — not an image of the property.

ACQUISITION & OPERATING FLEXIBILITY

Asset deal or share deal may be considered. Vacant possession is advertised in the source materials; operating arrangements and delivery terms remain subject to verification.

Transaction described as debt-free. Detailed financial and operating information to be reviewed in the next phase.

SERVICED LAND | OPTIONAL DEVELOPMENT

RESIDENTIAL POTENTIAL & TRANSACTION



Illustrative render — not the existing villas or an approved design.

A FLEXIBLE RESIDENTIAL STRATEGY

- Approximately 170,000 m² of serviced residential land and 34,000 m² of buildable area.
- More than 30 plots with potential for over 60 luxury villas. Sea and natural landscape views within the residential component.
- Potential for independent villas or branded residences, subject to feasibility, licences and approvals.

TRANSACTION FRAMEWORK

- €98 million asking price for the combined opportunity. Hotel, club and residential land are indivisible.
- Residential development is optional; the buyer may retain the operating hospitality platform without developing the villas.
- Existing completed villas are referenced in the source materials. Their inclusion and transaction scope require confirmation.

NEXT STEPS

- Initial indication of interest and confirmation of investment criteria.
- Confidentiality and introduction protection before disclosure of identity, precise location and detailed documentation.
- Review of financials, title, planning and operating arrangements; site visit and offer process.

Figures are rounded for confidentiality. Information supplied by the offering party and subject to due diligence; no binding offer or return guarantee. Development permissions must be verified. Nearby golf facilities are excluded from the transaction.