

B O
S S E
R I A

APARTMENT 3
BOSSERIA

INTRODUCTION

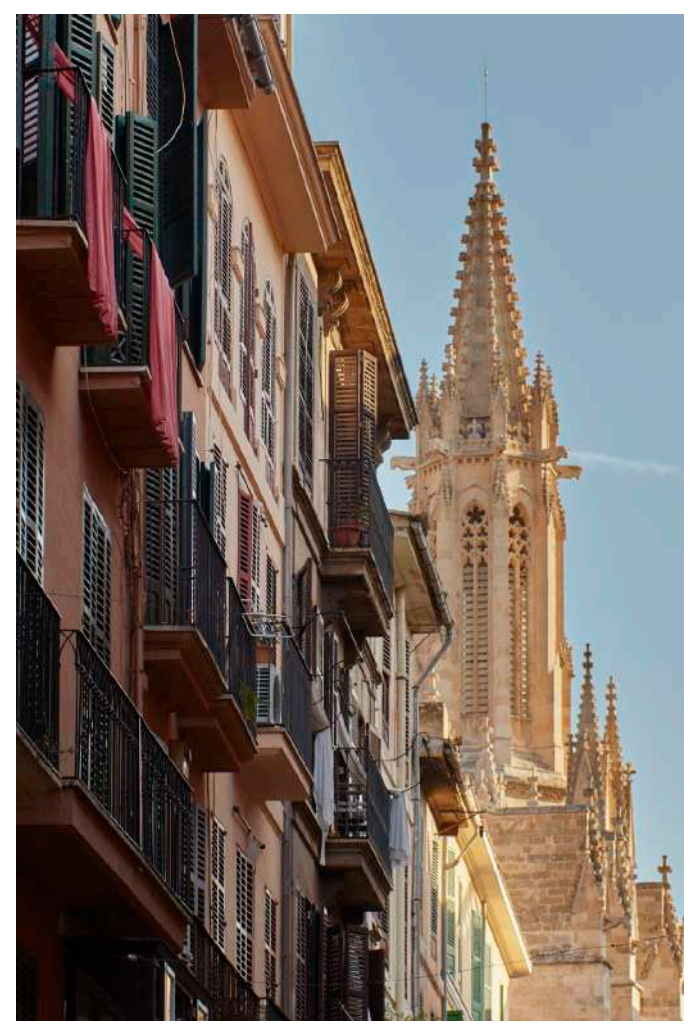
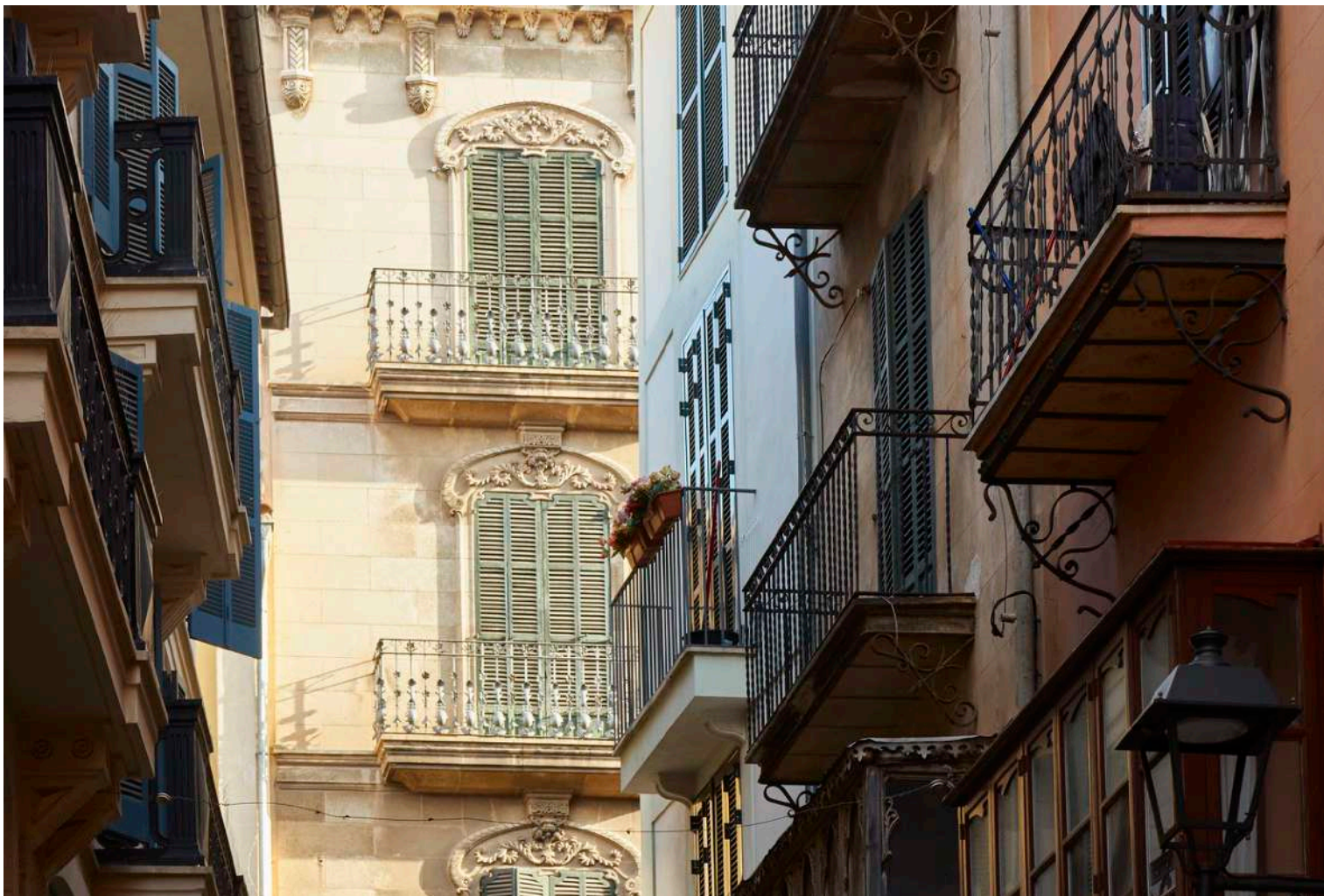
In the heart of Palma's Old Town an iconic Art Nouveau building has been reimagined for gracious, modern living.

Built in 1904, the five-storey building, which was once the city dwelling of one of Mallorca's noble families, is being redeveloped into an exclusive collection of sophisticated, urban homes.

Located within walking distance of shops, cultural centres, cafes and restaurants, when complete, this modernist gem with a leafy, internal courtyard will consist of seven one-of-a-kind residences: five spacious apartments with balconies and bay windows overlooking the street, and two impressive penthouses with private roof terraces offering views over the city.

Due to its historic importance, the building is protected, so many of the original architectural and decorative features have been preserved throughout. The blend of these unique details with modern amenities will create homes that are infused with history, whilst being fully equipped for contemporary living





APARTMENT 3

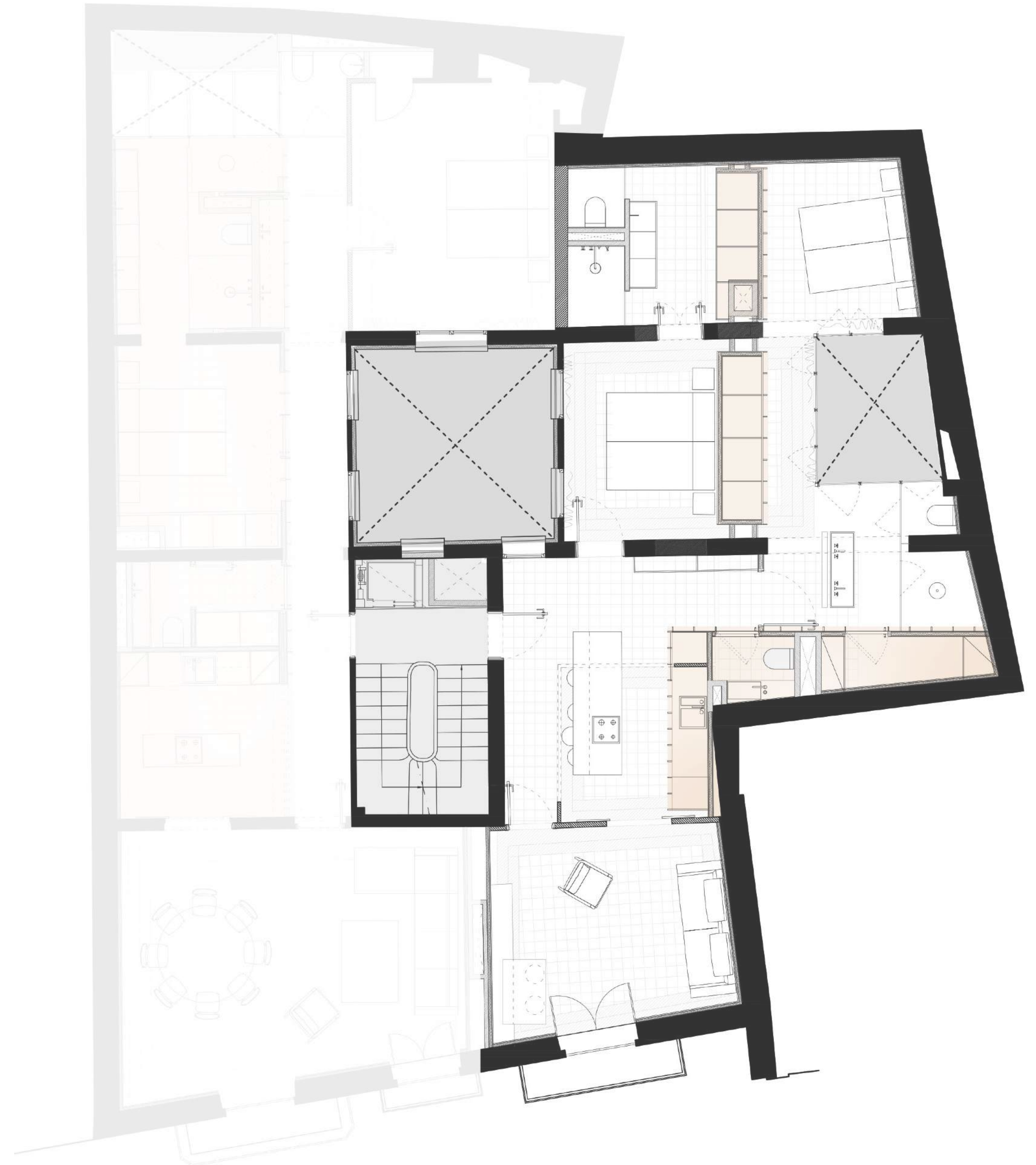
This two-bedroom, two-and-a-half-bathroom second floor apartment is an ideal urban retreat for a couple or young family. The colourful original floor tiles and rich walnut wood details lend it warmth, whilst top quality finishes, high-end appliances, a guest WC and separate utility area ensure it is highly functional.

A light and airy living room at the front of the building features timber-framed French doors that open onto a Juliet balcony, white ceilings with crown moulding and restored Mallorquin tiles on the floors. Double doors lead to the kitchen with an island/breakfast bar and an integrated stone sink set into walnut wood cabinetry.

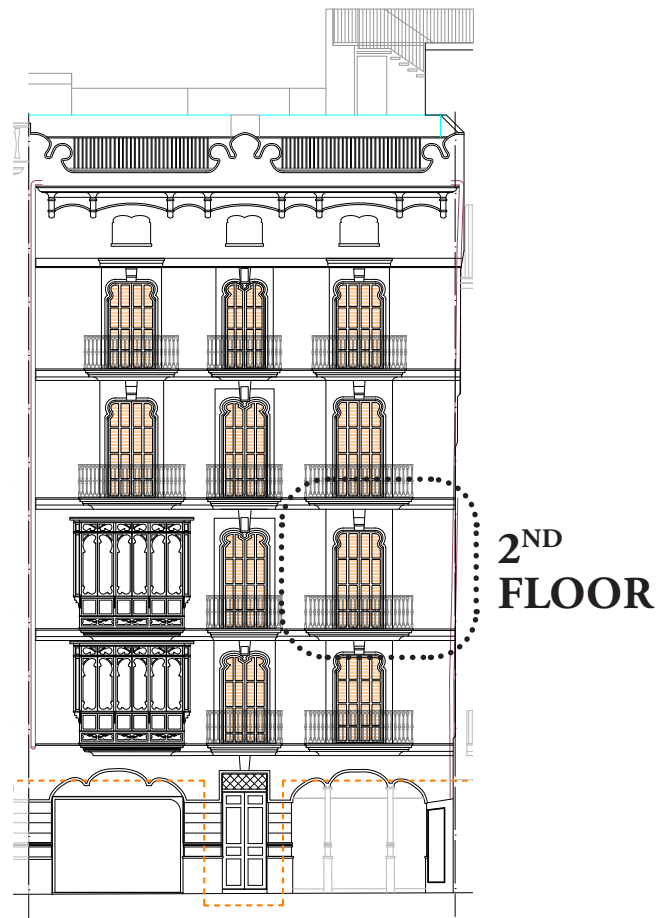
In the master bedroom, antique floors tiles and wood panelling create a cosy retreat and windows opening onto the central patio below let in natural light. The adjoining bathroom features built-in wardrobes, a walk-in shower, marble-topped vanity and a separate WC.

In the second bedroom, which also features antique tiles and wood panelling, floor-to-ceiling glass around the smaller patio provide natural light to the sleeping area on one side and to the ensuite bathroom with a double vanity and glass-screened walk-in shower on the other.

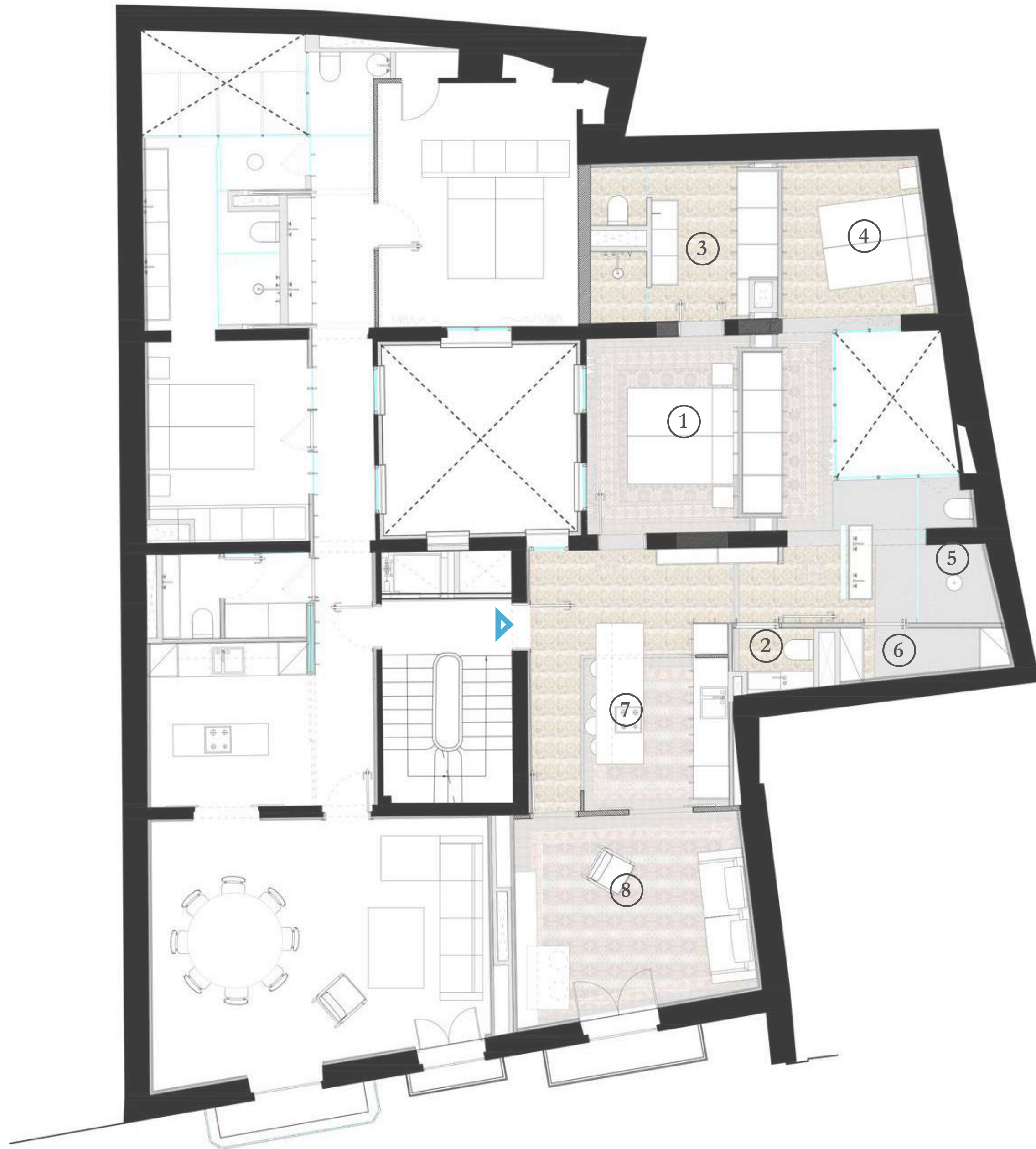
- Level 2
- 2 bedrooms
- 102 sqm built area
- 1 balcony







- 1 MASTER BEDROOM
- 2 TOILETTE
- 3 MASTER BATHROOM
- 4 BEDROOM 2
- 5 EN-SUITE BATHROOM
- 6 LAUNDRY ROOM
- 7 KITCHEN & DINING ROOM
- 8 LIVING



APARTMENT 3

THE KITCHEN

Designed to be compatible with contemporary lifestyles, kitchen, dining and entertaining spaces in every residence are open plan, so that cooking becomes a shared, social event. Every kitchen includes a kitchen island with an integrated Bora cooktop, and all are equipped with Miele appliances - including fridges, freezers, dishwashers, and stovetops - many of which are cleverly concealed behind wood-finished cabinetry. Countertops and backsplashes are either grey Zarci marble, with integrated sinks and matt black hardware for a bold, modern aesthetic.





Top –
Natural
Stone
Gray Zarci

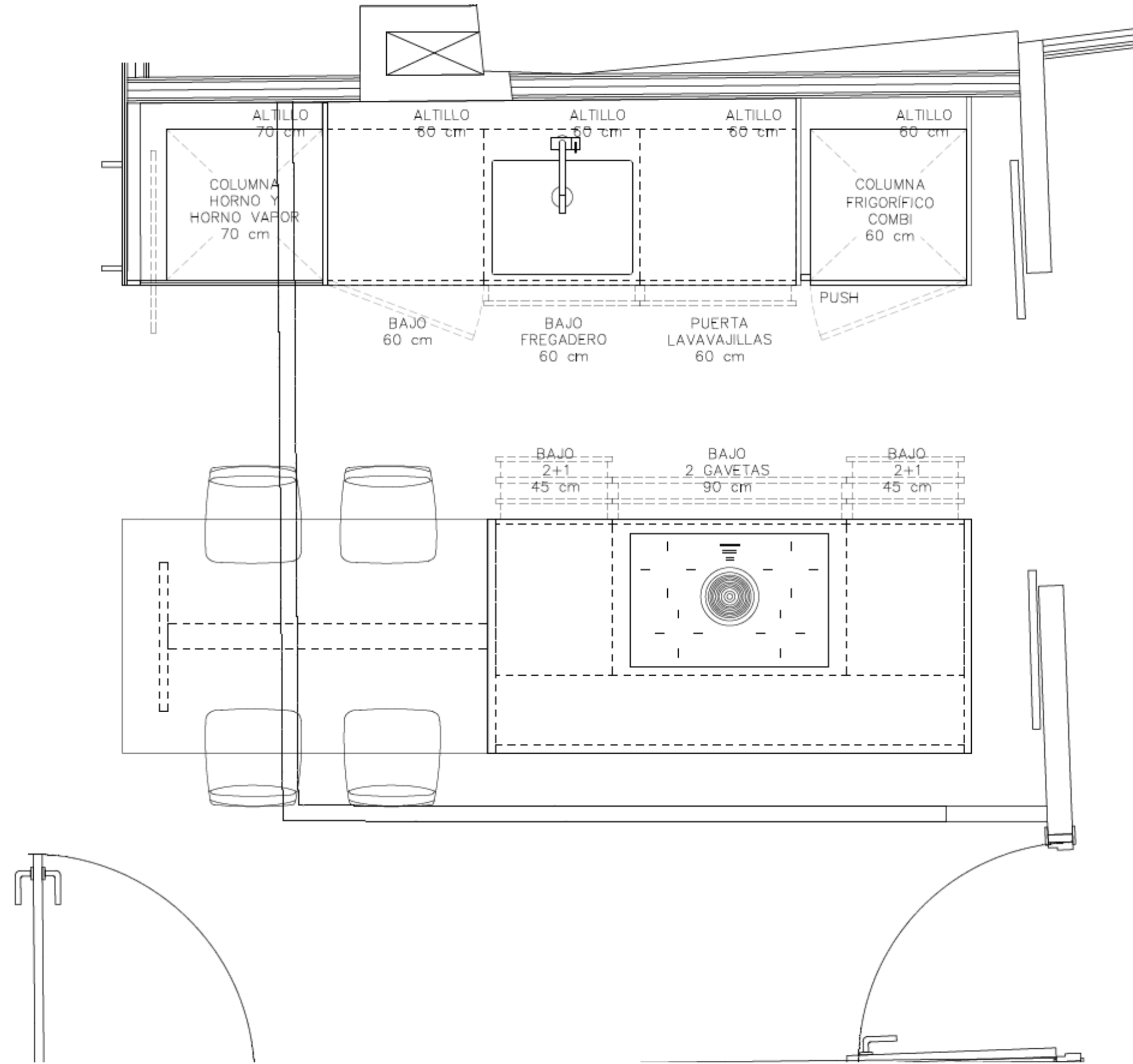


Fronts –
Wood
venner to
choose



Interior –
Grey
Antracite

KITCHEN DESIGN





*Top –
Natural
Stone
Gray Zarci*

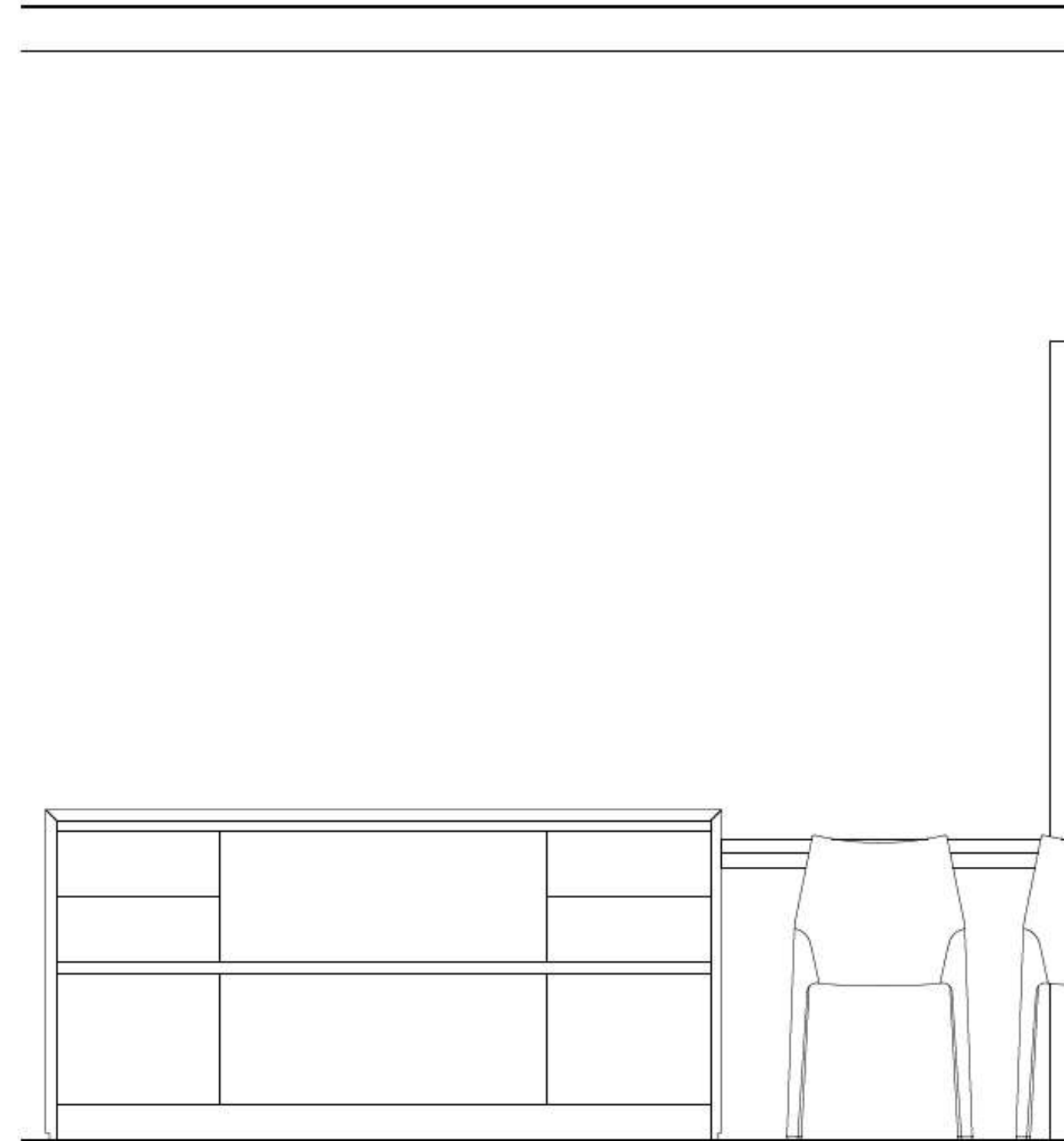
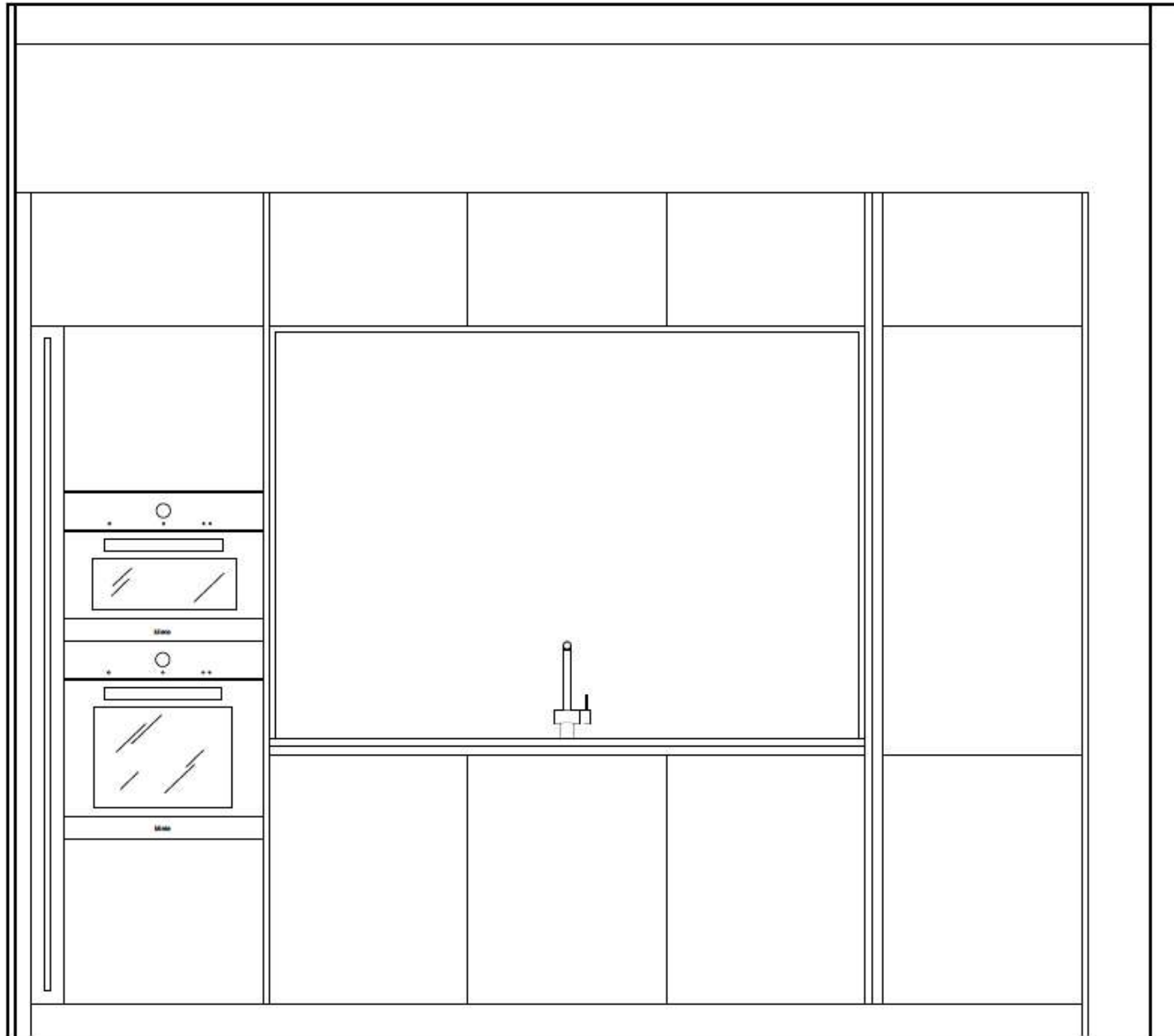


*Fronts –
Wood
venner to
choose*



*Interior –
Grey
Antracite*

KITCHEN DESIGN



Electrical appliances

BORA



BORA PURE
Induction hob with
Integrated cooktop
Ref: PURU



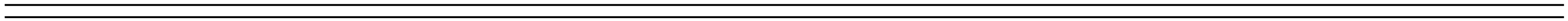
Miele



MIELE
OVEN
Ref: H 2860 BP



MIELE
MICROWAVE
Ref: M 2240 SC



THE BEDROOMS

The bedrooms, all with private ensuite bathrooms, are elegant retreats. Restored antique floor tiles or new marble floors are paired with off-white walls, dark wood panelling and crown moulding or beamed ceilings to create spaces that are rich in texture and calm in ambience. Bedrooms are located adjacent to the patios, so the filtered light that enters promises a gentle awakening each day and built-in wardrobes in every suite ensure sleeping areas remain uncluttered and restful



THE BATHROOMS

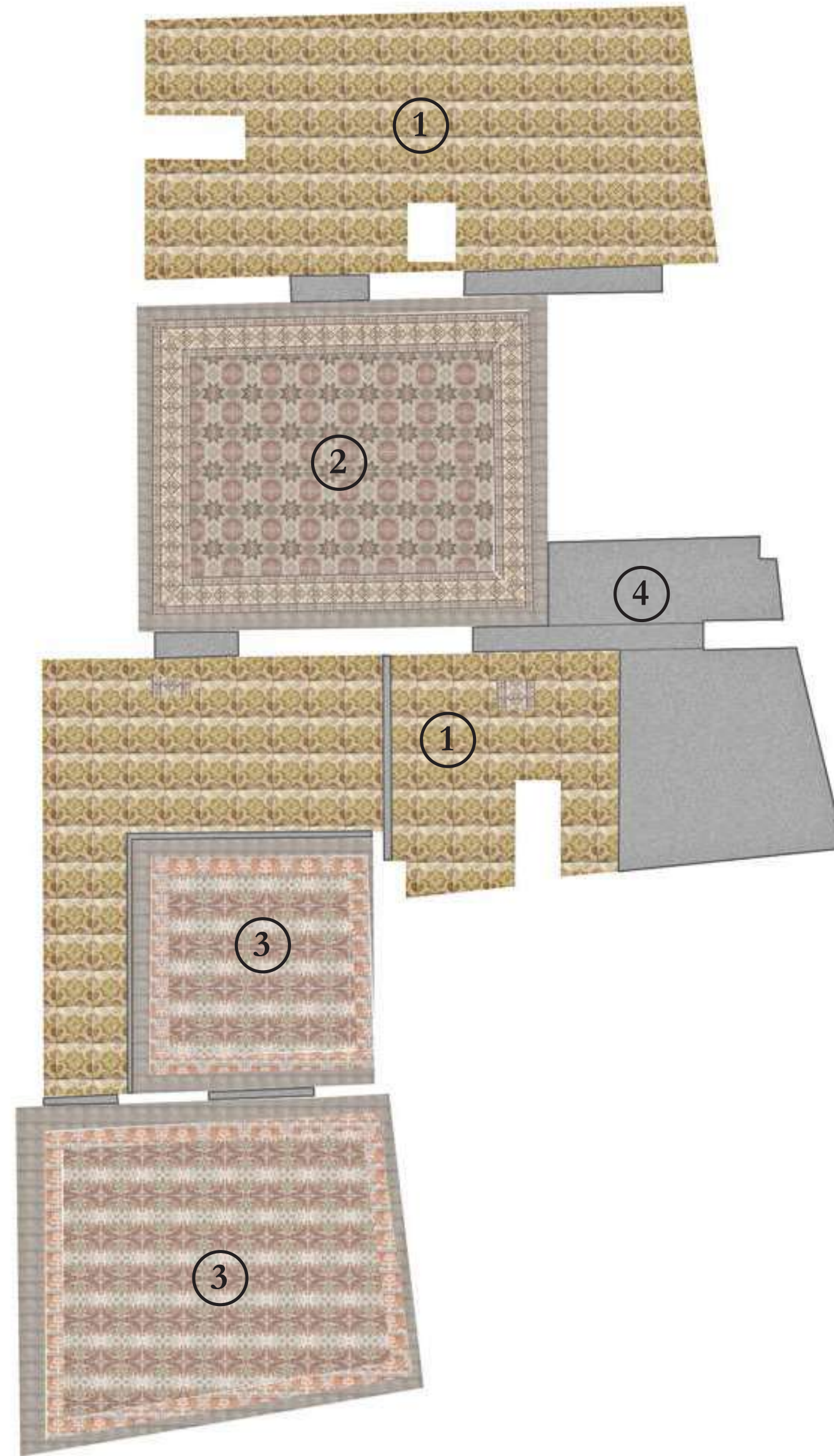
The fresh, modern bathrooms are soothing spaces to let the stresses of the day fall away. Featuring a mix of wood, glass and natural stone – grey Zarci marble in the apartments and Volakas marble in the penthouses – all bathrooms feature walk-in showers with rain shower heads, ribbed glass partitions, and integrated sinks seamlessly carved from the stone. Large mirrors, discreet lighting and matt black hardware add up to inviting and sophisticated spaces to unwind.

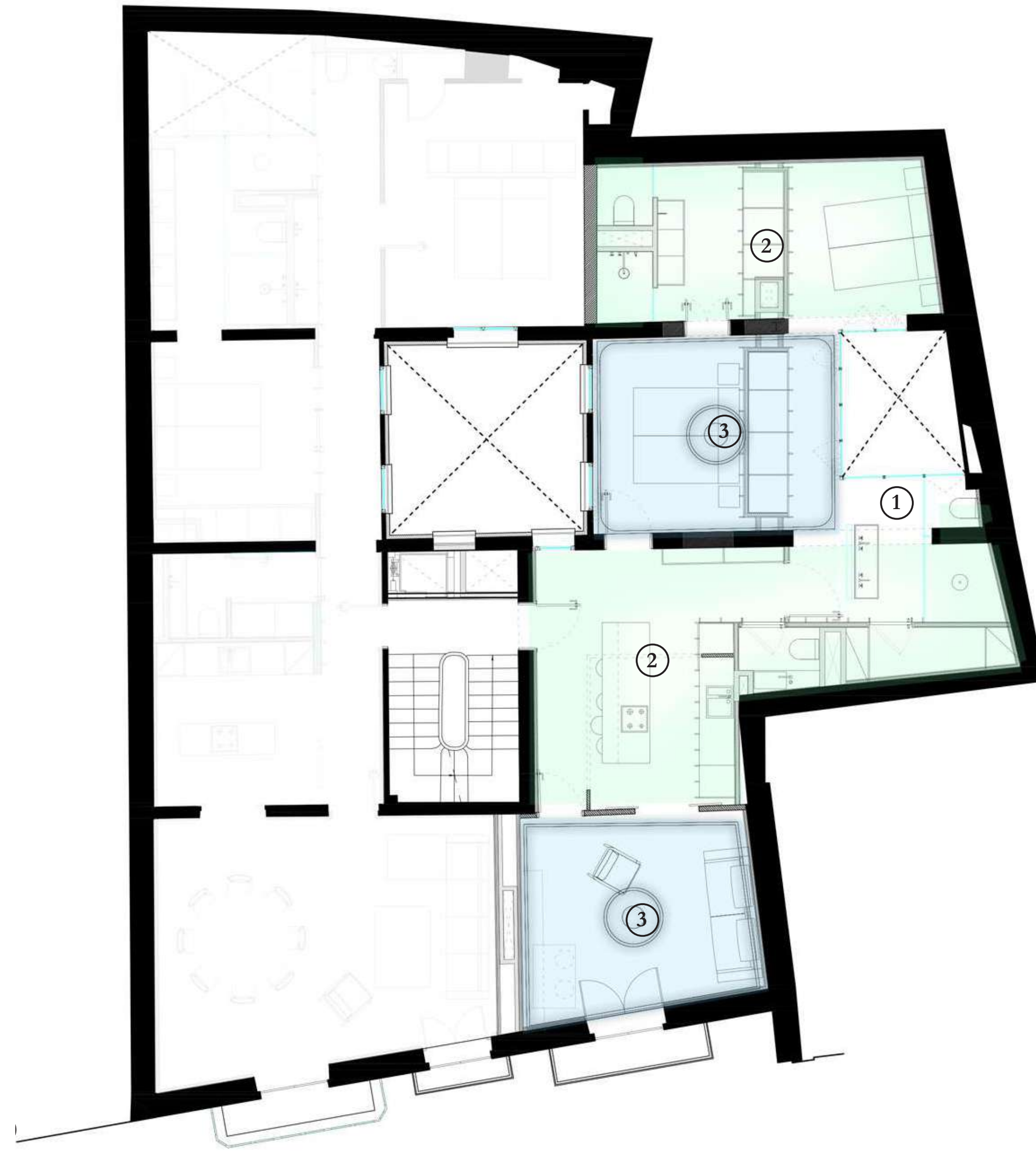
- Black ICÓNICO faucets A2-LP22 or similar
- Black ICÓNICO hardware
- Bespoke CONTAIN black direct illumination
- Walnut wood
- Grey Zarci marble



THE FLOORS

Original floors will be restored and placed in it's original room. Once there, they will be vitrified and polished.



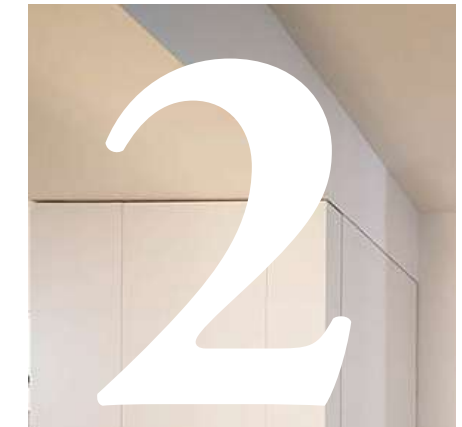


THE CEILINGS

False ceilings with Modernist moulding will be reproduced as they were originally. Beams will be restored to be exposed.



Exposed original wooden beams



Flat regular false ceilings



Modernist moulding



ABOUT US

Bacco Properties is a Mallorca-based property development firm specialising in creating exclusive, luxury homes. Our aim is to set the scene for an elegant and sophisticated Mediterranean lifestyle.

We are passionate about finding architectural gems and transforming them into beautiful apartments that combine historic charm with modern comforts. We partner with skilled architects and designers to ensure that no detail is overlooked and that every home is functional, comfortable and aesthetically appealing.



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