

€1,330,000 House / Villa - For sale

Excellent 4 Bedroom house / villa for sale in Ciutadella, Menorca

Spain » Menorca » Ciutadella de Menorca » 07760

4 Bedrooms **2** Bathrooms **309m²** Floorplan **949m²** Plot size



Contact us today for more information or to arrange a viewing

+34 971 484 121 • menorca@lucasfox.es • lucasfox.com • C. Roser, No. 13, Bajos, Ciutadella de Menorca, Spain

€1,330,000 House / Villa - For sale

Excellent 4 Bedroom house / villa for sale in Ciutadella, Menorca

Spain » Menorca » Ciutadella de Menorca » 07760

4 Bedrooms **2** Bathrooms **309m²** Floorplan **949m²** Plot size

OVERVIEW

Villa with pool and private garage for sale in the urbanization Sa Caleta, Ciutadella de Menorca.

Villa of 309 m² built on a plot of 949 m² in the prestigious urbanization of Sa Caleta, just 2 kilometers from the center of Ciutadella.

The house is distributed over three floors. On the ground floor, we find a hall with indirect light through a skylight. To the right, it leads us to the laundry room with access to the patio and the night area. It has a bathroom, two double bedrooms with built-in wardrobes and a double bedroom with built-in wardrobe, a private bathroom with a hydromassage bathtub, split hot/cold air conditioning and access to a terrace. To the left of the hall, we come to a spacious living-dining room with exposed wooden beams, a wood-burning fireplace and a fully equipped kitchen with a dining area open to the living room. Next, we come to a large terrace, accessible from different parts of the house, with a barbecue area that overlooks the pool and the garden.

An elegant marble staircase leads us to the first floor where we find a double bedroom with split air conditioning and heating with access to a terrace.

On the semi-basement floor we have two storage rooms, a space for different uses and a garage for two cars.

The villa has a tourist license.

Undoubtedly an ideal home to live all year round, spend time with family and/or friends, or rent it for tourism.

Contact us for more information or to arrange a visit.



lucasfox.com/go/men14175

Terrace, Swimming Pool, Garden,
Private garage, Natural light,
Marble flooring, High ceilings, Utility room,
Tourist License, Storage room, Heating,
Fireplace, Exterior, Equipped Kitchen,
Double glazing, Built-in wardrobes,
Barbecue, Air conditioning

Contact us today for more information or to arrange a viewing

+34 971 484 121 • menorca@lucasfox.es • lucasfox.com • C. Roser, No. 13, Bajos, Ciutadella de Menorca, Spain

€1,330,000 House / Villa - For sale

Excellent 4 Bedroom house / villa for sale in Ciutadella, Menorca

Spain » Menorca » Ciutadella de Menorca » 07760

4 Bedrooms **2** Bathrooms **309m²** Floorplan **949m²** Plot size



Important Information relating to properties offered by Lucas Fox. Any property particulars are not an offer or contract, nor part of one. You should not rely on statements by Lucas Fox in the particulars or by word of mouth or in writing as being factually accurate about the property, its condition or its value. Neither Lucas Fox nor any associated agent has any authority to make any representations about the property, and accordingly any information given is entirely without responsibility on the part of the agents, seller(s) or lessor(s). Prior the signature of any document concerning the property we recommend that all purchasers consult an independent lawyer and if necessary carry out a survey of the property to ascertain condition / measurements. Areas, measurements and distances given are approximate only and should be checked by the purchaser.

Contact us today for more information or to arrange a viewing

+34 971 484 121 • menorca@lucasfox.es • lucasfox.com • C. Roser, No. 13, Bajos, Ciutadella de Menorca, Spain