

€635,000 House / Villa - For sale - Reserved

## New build 3 Bedroom house / villa with 355m<sup>2</sup> garden for sale in Mercadal, Menorca

Spain » Menorca » Es Mercadal » 07740

<b>3</b>	<b>3</b>	<b>109m<sup>2</sup></b>	<b>530m<sup>2</sup></b>	<b>106m<sup>2</sup></b>	<b>355m<sup>2</sup></b>
Bedrooms	Bathrooms	Floorplan	Plot size	Terrace	Garden



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

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### OVERVIEW

### New build villa with private pool and garage for sale in the Sa Llosa development , close to the Son Parc golf course, Es Mercadal.

Lucas Fox presents the new construction development offered by Sa Llosa Homes, a private and exclusive residential area surrounded by pine forests with views of the Mediterranean Sea. The complex offers a large communal area with a swimming pool, a gourmet room, an outdoor gym, a solarium and green areas.

This newly built villa has an area of 110 m<sup>2</sup> on a 530 m<sup>2</sup> plot , in the Sa Llosa development , close to the only golf course on the island in Son Parc, Es Mercadal. The property has a beautiful garden area with a swimming pool and a private garage.

It is distributed on two floors. The ground floor has a double bedroom with a built-in wardrobe , a bathroom and a spacious living-dining room with an open integrated kitchen, all with large windows, allowing plenty of natural light to enter. From this space you can also go out to a beautiful porch, as well as the garden, the pool and the garage. The first floor has two double bedrooms with built-in wardrobes and a private bathroom with access to two terraces.

It has high quality finishes. The kitchen is furnished with contemporary furniture from the Porcelanosa brand, a compact countertop and equipped with Bosch appliances : induction hob, hood, oven and microwave. The houses will have a hot-cold air conditioning system and a home automation system.

An ideal property for families, either as a first or second residence in a privileged development .

The development has a building license and will begin in January 2023. Its completion is expected in September 2024. Contact us for more information or to arrange a visit.



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Terrace, Swimming pool, Garden, Parking,  
New build

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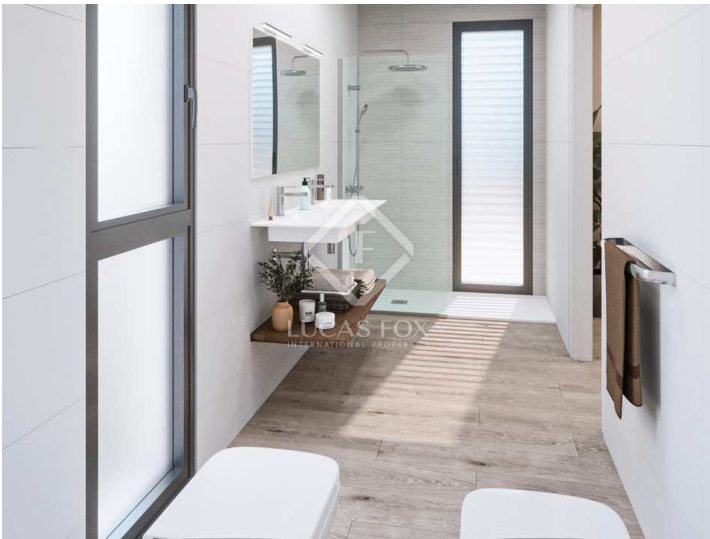
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