

€405,000 House / Villa - For sale

## Excellent 3 Bedroom house / villa for sale in Ciutadella, Balearic Islands

Spain » Balearic Islands » Menorca » Ciutadella de Menorca » 07760

**3** Bedrooms  
**3** Bathrooms  
**127m<sup>2</sup>** Floorplan



**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

## Charming house that preserves the typical construction elements of Menorcan houses for sale in the historic center of Ciutadella de Menorca.

Lucas Fox presents this 127 m<sup>2</sup> house pending a building permit to start a charming renovation located in the old town of Ciutadella de Menorca.

The price of the property project must be added to the price of the house. A renovation is going to be carried out that aims to update the property and, in turn, preserve some typical elements of the old houses in the historic center.

According to the project, the property is distributed over four floors. The ground floor welcomes us with a spacious entrance hall and high ceilings with white stripped wooden beams, a toilet, a fully equipped kitchen- dining room and a simple and cozy living room with a fireplace that access onto a small patio.

The first floor houses a double bedroom and a master suite with a private bathroom and dressing area.

On the second floor, we find a double bedroom with a dressing room and private bathroom and another dressing room that could be converted into a fourth bedroom.

Finally, on the top floor , there is a terrace with wonderful views of the sea.

An excellent opportunity for those who want to live in the historic centre of Ciutadella.

Contact us for more information or to arrange a visit.

The information described here is merely informative and is assumed to be accurate, however, the data referred to above may be subject to errors, price changes or changes in conditions without prior notice.



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Sea views, Terrace, Views, Storage room,  
Renovated, Fireplace, Equipped Kitchen,  
Built-in wardrobes

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