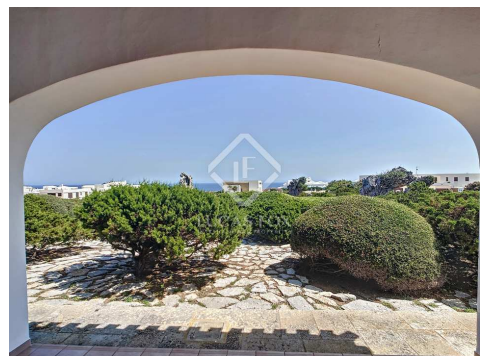


€2,750,000 House / Villa - For sale - Reduced Price

Excellent 7 Bedroom house / villa with 160m² terrace for prime sale in Ciutadella

Spain » Menorca » Ciutadella de Menorca » 07769

7	7	478m²	3,963m²	160m²
Bedrooms	Bathrooms	Floorplan	Plot size	Terrace



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

Exclusive and quiet villa with private garage and impressive garden of olive and pine trees in Cala Morell, Ciutadella de Menorca

This magnificent 478 m² villa built on a 3,963 m² plot is located in the prestigious development of Cala Morell, belonging to the municipality of Ciutadella de Menorca.

The main house is distributed over two floors. At the entrance we are greeted by a spacious hall/ hall with a wood-burning fireplace that leads us to the right, to a corridor with a guest toilet and two double bedrooms with private bathroom. To the left it leads to another double bedroom with a private bathroom, all with built-in wardrobes. Through the hall we enter the dining room and spacious living room with a wood-burning fireplace and large windows that enjoy magnificent views of the sea, with access to the comfortable covered porch furnished with high-quality teak furniture and identical views of the sea and the garden. of olive trees From the dining room we reach the spacious, very functional kitchen with access to a utility room and a covered terrace. Returning to the entrance hall and through a staircase we reach the first floor where we find a 60 m² space that houses a living room, and the master suite with a private bathroom in travertine with Jacuzzi and Italian shower, a large dressing room and access to two terraces with impressive views of the sea and access to the roof terrace that overlooks the cove at 360 degrees.

In an independent annex located on the property and on a lower level we have three double bedrooms, each with a private bathroom, two of them in travertine, and a large garage that can easily accommodate three vehicles.

The house has high-quality finishes, high marés ceilings with exposed wooden beams, ceiling fans in all rooms, teak interior and exterior carpentry, alarm system, installation of air conditioning and heat pump in the living-dining room., and "A" energy efficiency certification.

Above this unit we find a large 43 m² pool, surrounded by a huge 113 m² terrace partially covered with a barbecue area, dining room and living room that enjoys a wide view of a green area of unbuildable pine trees, and the sea. .

The property has a wonderful garden with olive trees and a pine forest to take short walks and relax in the shade of the pines on very hot summer days.



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Sea views, Mountain views, Terrace, Swimming Pool, Garden, Jacuzzi, Private garage, Natural light, Mosaic tile flooring, High ceilings, Walk-in wardrobe, Views, Utility room, Storage room, Heating, Fireplace, Exterior, Equipped Kitchen, Double glazing, Chill out area, Built-in wardrobes, Barbecue, Balcony, Alarm

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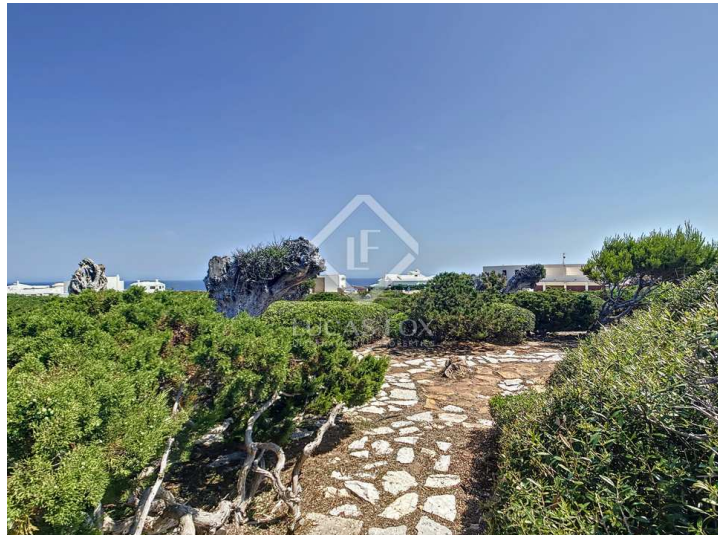
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Without a doubt, an exclusive property to live all year round, or spend long periods of tranquility with family or friends.

Contact us for more information, or to arrange a visit.



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