

€1,850,000 House / Villa - For sale

## 5 Bedroom house / villa with 20m<sup>2</sup> terrace for sale in Maó, Menorca

Spain » Menorca » Maó » 07700

<b>5</b>	<b>2</b>	<b>200m<sup>2</sup></b>	<b>296m<sup>2</sup></b>	<b>20m<sup>2</sup></b>
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

### Villa for sale in one of the best coves near Maó with access to a beach in front of the house.

Lucas Fox presents this 200 m<sup>2</sup> villa built on a 296 m<sup>2</sup> plot located in a cove with a beach in front of the house, in Menorca with tourist license.

Arriving at the property, there is a modern covered porch. Next, we go down some steps to the entrance of the house. From here, there is also access to the large terrace with a pool in the lower part of the property with incredible views of the sea, the beach in front of the house and some moorings for small boats.

The property is distributed over two floors. Upon entering, we are welcomed by a entrance hall with a bathroom, a very bright living room with access to the terrace with beautiful views of the sea and the staircase that leads to the ground floor. From this bright living room, large sliding doors open onto the terrace, where there is space for a large dining room table and summer furniture. From here, a spiral staircase leads to the terrace with pool.

From this terrace there is also a door that leads to the fully equipped kitchen and another door that leads to the living room or the adjoining dining room . Behind the dining room, there is a closed room , which is configured as a billiards room, but is large enough to make a large additional double bedroom .

On the ground floor, a large lobby has six doors to the different rooms. Here, we find four double bedrooms with a large bathroom. All bedrooms have large built-in wardrobes and windows, which let in plenty of natural light and beautiful views. One of the bedrooms has a private bathroom. A last bedroom is enabled as a utility room, again with large built-in wardrobes and access to the terrace and outdoor shower. From here there is access again to the large terrace with pool and outdoor kitchen with barbecue.

Some stairs also lead to the apartment below with a large terrace and several bedrooms, living-dining room, kitchen and garage. This apartment belongs to the same owner and is offered for sale separately.

The stairs continue down to the beach and the loves in this beautiful cove.



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Waterfront, Sea views, Terrace, Swimming Pool, Natural light, Marble flooring, Parking, Views, Utility room, Tourist License, Playroom, Pet-friendly, Panoramic view, Interior, Heating, Fireplace, Exterior, Equipped Kitchen, Barbecue, Air conditioning

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To get to this beautiful villa, you have to take a rural road that gives access to a very quiet development with few neighbors. Going down the path, we arrive at the cove with fabulous views of the largest natural port in Europe, the port of Maó.

A unique and elegant property with special details to live all year round or spend seasons with family and/or friends. Contact us for more information or to arrange a visit.

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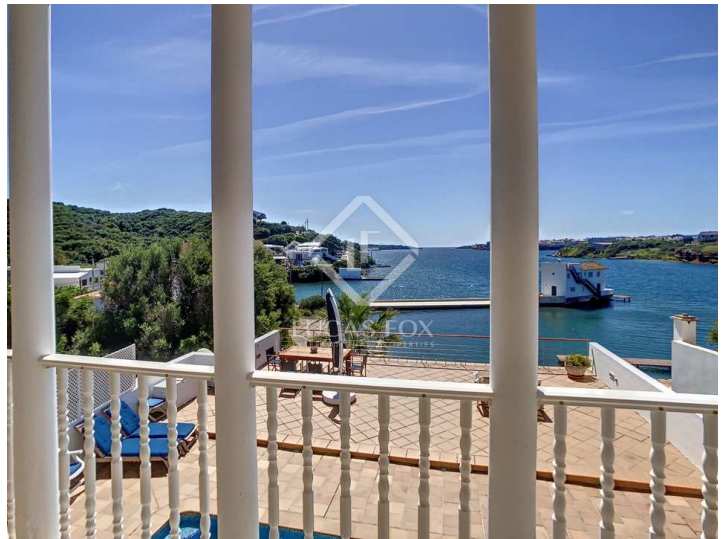
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