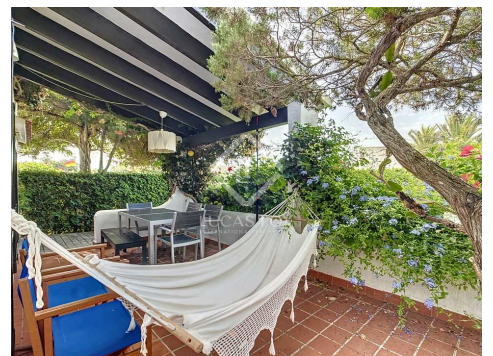
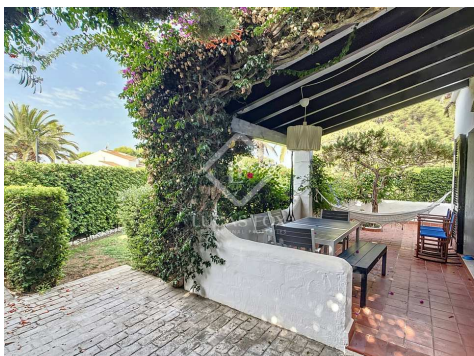


€425,000 House / Villa - For sale

Excellent 3 Bedroom house / villa for sale in Ciutadella, Menorca

Spain » Menorca » Ciutadella de Menorca » 07769

3 Bedrooms
2 Bathrooms
85m² 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

€425,000 House / Villa - For sale

Excellent 3 Bedroom house / villa for sale in Ciutadella, Menorca

Spain » Menorca » Ciutadella de Menorca » 07769

3 Bedrooms
2 Bathrooms
85m² Floorplan

OVERVIEW

Detached villa with communal area for sale a few meters from the beach of Son Xoriguer, Ciutadella de Menorca.

Lucas Fox presents this independent Menorcan style villa of 85 m² with a communal area in Son Xoriguer, in the municipality of Ciutadella de Menorca.

The 71 m² villa distributed on the ground floor and facing south has an open kitchen, living-dining room with fireplace and access to a terrace with a covered porch surrounded by Mediterranean plants, two double bedrooms, one with a private bathroom, a single bedroom, another bathroom with laundry room, storage room and private garage of 14 m². Through an exterior staircase we access a terrace with a solarium and sea views.

All bedrooms are exterior, with views of the garden and porch and have built-in wardrobes. There are hot/cold air conditioning splits in the living room and in the two double bedrooms, as well as fiber optic Wi-Fi throughout the house.

The house is surrounded by a garden and the villa has access to the complex's community garden which is located a few meters from the beach.

An ideal property to live all year round or spend time with family and/or friends. Contact us for more information or to arrange a visit.



lucasfox.com/go/men44184

Terrace, Garden, Private garage,
Natural light, Utility room, Open kitchen,
Heating, Gated Community, Fireplace,
Exterior, Equipped Kitchen,
Built-in wardrobes, 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

€425,000 House / Villa - For sale

Excellent 3 Bedroom house / villa for sale in Ciutadella, Menorca

Spain » Menorca » Ciutadella de Menorca » 07769

3 Bedrooms
2 Bathrooms
85m² Floorplan



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