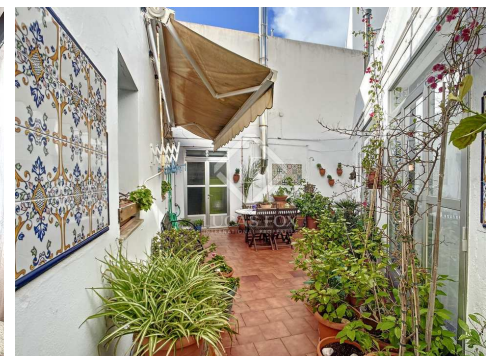


€790,000 House / Villa - For sale - New listing

## 4 Bedroom house / villa with 45m<sup>2</sup> garden for sale in Ciutadella, Menorca

Spain » Menorca » Ciutadella de Menorca » 07760

4 Bedrooms    3 Bathrooms    350m<sup>2</sup> Floorplan    45m<sup>2</sup> Garden



Contact us today for more information or to arrange a viewing

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### OVERVIEW

## Great and spacious house on a ground floor with patio and private garage for sale a short distance from the old town of Ciutadella de Menorca.

Lucas Fox exclusively presents this complete house of 350 m<sup>2</sup> built with patio and garage, a short distance from the old town of Ciutadella de Menorca.

The property is distributed on a single floor, with the possibility of overbuilding two floors. Upon entering, we are welcomed by a large entrance hall, which gives way to the main bedroom equipped with a spacious dressing room and full bathroom . A central hallway leads us to the rest of the rooms, starting with a spacious and bright dining room with a fireplace, a double bedroom , a single bedroom and ending with a full bathroom .

At the end of the hallway to the left, there is the spacious updated kitchen, with an island in the centre, a practical pantry and direct access to the patio. On the right, we will enter the heart of the house: a spacious living room, with large windows that flood the room with natural light, composed of a living room with a fireplace and a living room for regular use.

From the central hallway, we exit to a 45 m<sup>2</sup> patio that leads to two storage rooms, the garage and a large meeting room of about 50 m<sup>2</sup>, ideal for spending time with family and entertaining friends. It consists of a living-dining room with a barbecue-type kitchen and another additional storage room. From the patio, we also access the utility room with bathroom.

This property has air conditioning, radiator heating and the right to fly.

A unique opportunity to acquire a house in the centre with many possibilities, ideal to live all year round or spend time with family or friends. Contact us for more information or to arrange a visit.



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Private garage, Natural light, Walk-in wardrobe, Utility room, Transport nearby, Storage room, Outdoor kitchen, Heating, Fireplace, Exterior, Equipped Kitchen, Barbecue, Air conditioning

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