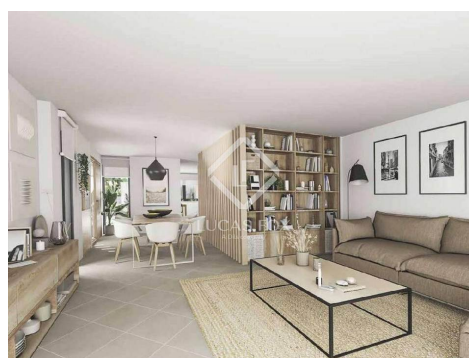
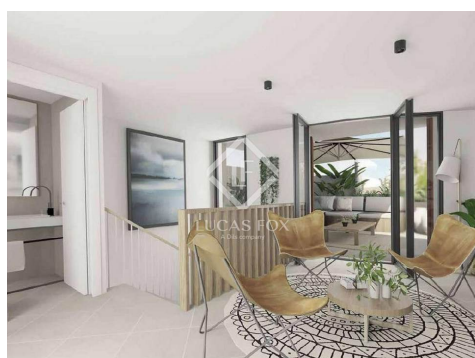
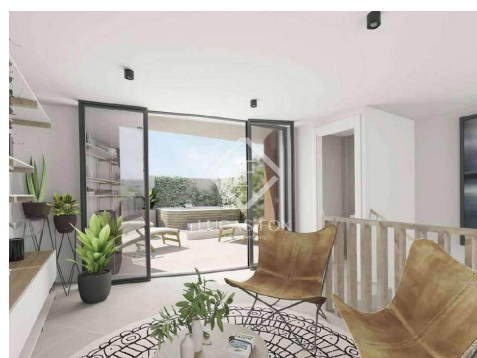
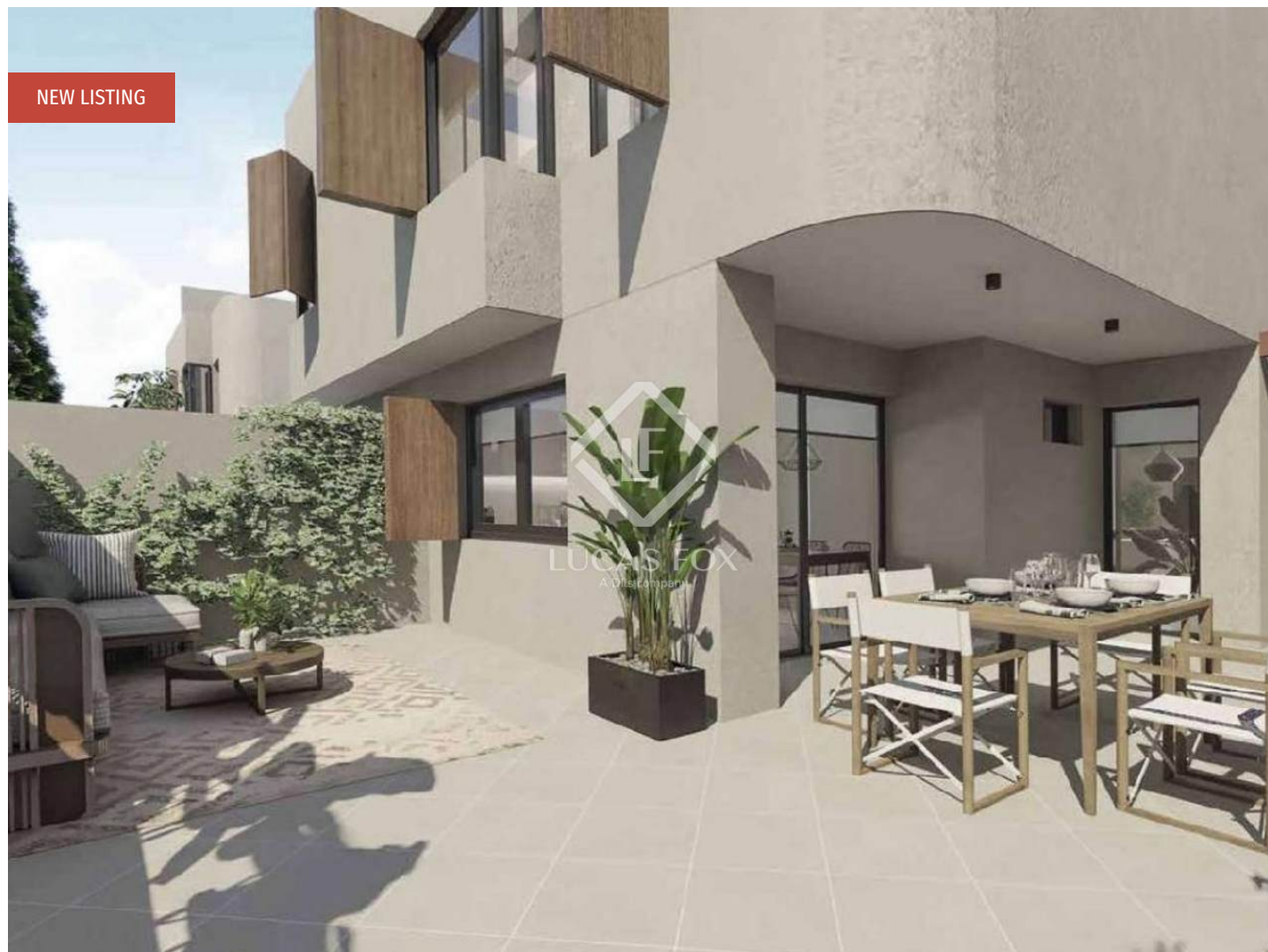


€849,700 House / Villa - For sale - New listing

New build 3 Bedroom house / villa with 98m² garden for sale in Ciutadella

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

3	4	286m²	59m²	98m²
Bedrooms	Bathrooms	Floorplan	Terrace	Garden



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

€849,700 House / Villa - For sale - New listing

New build 3 Bedroom house / villa with 98m² garden for sale in Ciutadella

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

3	4	286m²	59m²	98m²
Bedrooms	Bathrooms	Floorplan	Terrace	Garden

OVERVIEW

Modern new build property with 3 bedrooms, patio and large upper terrace, just steps from the old town of Ciutadella de Menorca

Lucas Fox presents this exclusive development of new build villas located just a few meters from the charming old town of Ciutadella. A unique opportunity to live with all the comforts in one of Menorca's most iconic areas .

The property is spread over four comfortable floors and features a contemporary and functional design.

On the ground floor, we find the living room and dining room that access a cozy private patio, perfect for enjoying the outdoors in complete privacy. And on the other side, a kitchen access onto a porch and another patio.

The second floor features three spacious bedrooms, one with a walk-in closet and private bathroom. There's a double bedroom , a single bedroom, and a full bathroom , providing the ideal space for families or as a second home.

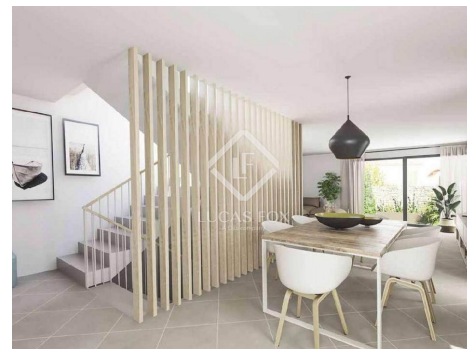
On the upper floor , two terraces offer the ideal space to relax, sunbathe, or share unique moments at sunset.

In the basement of the property, there is also a large garage, storage space and 1 toilet.

Built with excellent quality materials, this property guarantees comfort, efficiency, and style in every corner.

A perfect combination of modernity, comfort, and a prime location. Don't miss this opportunity!

Available by the end of 2025.



lucasfox.com/go/men60767

Terrace, Swimming Pool, Garden,
Private garage, Natural light,
Modernist building, Utility room,
Transport nearby, Storage room, New build,
Exterior, Double glazing, Chill out area,
Built-in wardrobes, Air conditioning

Contact us today for more information or to arrange a viewing

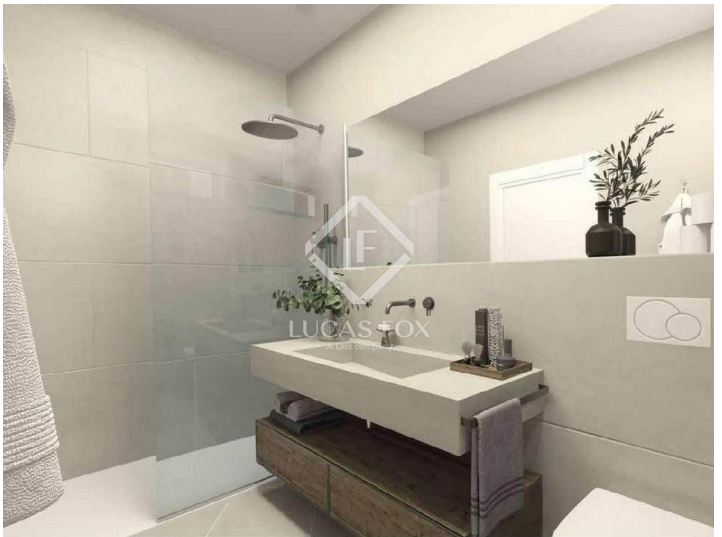
+34 971 484 121 • menorca@lucasfox.es • lucasfox.com • C. Roser, No. 13, Bajos, Ciutadella de Menorca, Spain

€849,700 House / Villa - For sale - New listing

New build 3 Bedroom house / villa with 98m² garden for sale in Ciutadella

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

3	4	286m²	59m²	98m²
Bedrooms	Bathrooms	Floorplan	Terrace	Garden



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