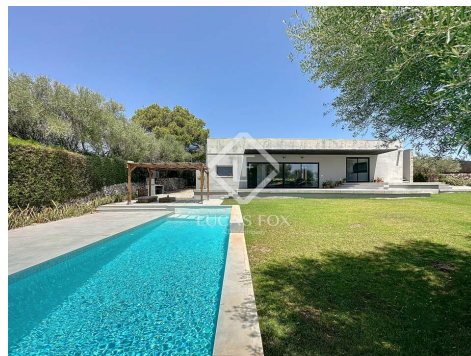
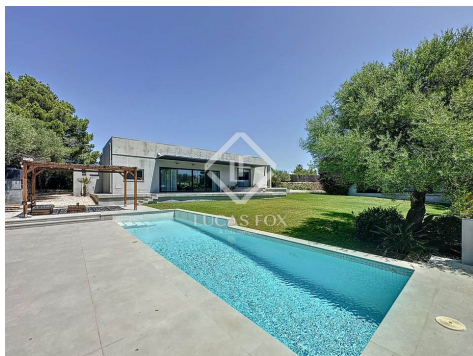


€1,600,000 House / Villa - For sale - New listing

Excellent 3 Bedroom house / villa for sale in Sant Lluís, Balearic Islands

Spain » Balearic Islands » Menorca » Sant Lluís » 07711

3	3	197m ²	1,025m ²
Bedrooms	Bathrooms	Floorplan	Plot size



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

€1,600,000 House / Villa - For sale - New listing

Excellent 3 Bedroom house / villa for sale in Sant Lluís, Balearic Islands

Modern, newly renovated villa in a secluded area of Binisafua with a solarium with sea views, a garden and a private pool, very close to the sea.

Lucas Fox presents this incredible 200 m² designer villa , recently renovated and built on a 1,025 m² plot in the Binisafua development , located on the beautiful south coast of Menorca and just a few minutes' walk from the sea.

The property is spread over two buildings: the main building, measuring 135 m², on a single floor with two levels and some height difference, has an entrance that opens onto an incredibly spacious and bright living room with huge windows that connect to the exterior garden . From there, you can access all the other rooms, such as the fully equipped open kitchen, the dining area, a huge double bedroom en suite with a large bathroom with direct access to the exterior, and another double bedroom with a window overlooking the garden and a shared bathroom .

From the exterior, you access a wonderful porch with a minimalist design overlooking the well-kept garden, decorated with plants and flowers designed down to the smallest detail to create a harmony in the style of a Mediterranean garden .

If we climb the stairs leading to the sun terrace, we can contemplate the incredible views of the sea and the colorful sunsets and sunrises of the island's south coast.

The second building is a very large room with separate access , a full bathroom , and a walk-in closet. It's a space with huge windows offering views of the beautiful garden. It would make an ideal guest room or studio, perfect for those seeking tranquility.

In the garden, you can also enjoy a large swimming pool with a chill-out area and barbecue.

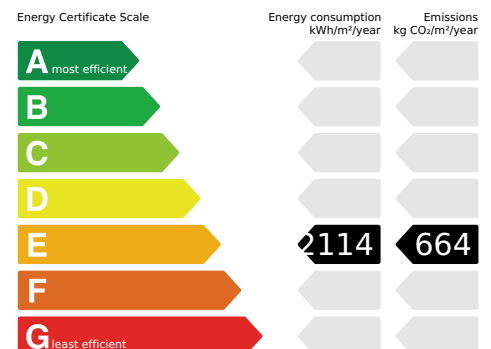
This house has everything you need: air conditioning and heating in every room. Luxury, tranquility, nature, and proximity to the sea all in one place.

Don't hesitate to contact us to visit it!



lucasfox.com/go/men61104

Sea views, Terrace, Swimming Pool, Garden, Private garage, Natural light, Parking, Walk-in wardrobe, Views, Storage room, Renovated, Panoramic view, Open kitchen, Heating, Fireplace, Exterior, Equipped Kitchen, Double glazing, Chill out area, Built-in wardrobes, Barbecue, Balcony, Air conditioning

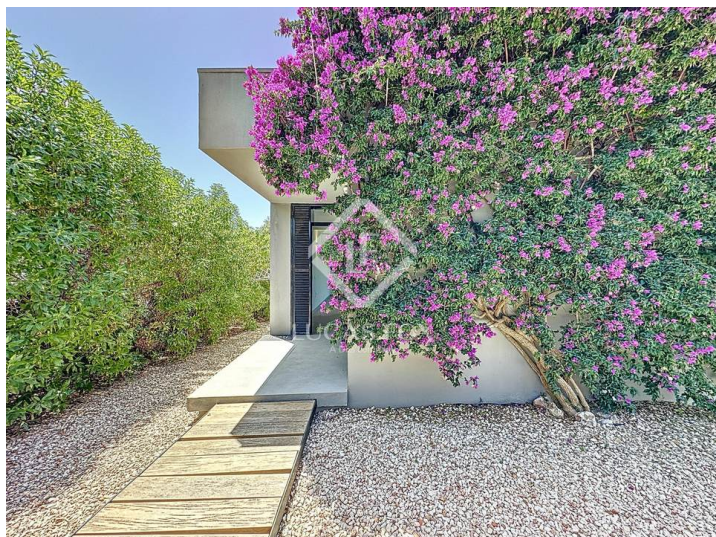


Contact us today for more information or to arrange a viewing

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

€1,600,000 House / Villa - For sale - New listing

Excellent 3 Bedroom house / villa for sale in Sant Lluís, Balearic Islands



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