

## Es Castell

Reference 100575



PORTA MONDIAL®

Your home. Our passion.

## Large villa with several terraces and pool in a quiet area in Son Vilar near Mahon

living space: 250 m<sup>2</sup>  
plot area: 650 m<sup>2</sup>  
bedrooms: 5  
bathrooms: 3  
sea view: -

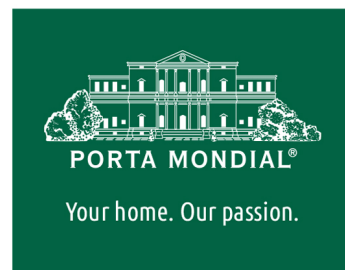
swimming pool: ✓  
energy certificate: in process

**price: € 695,000.-**



## Es Castell

### Reference 100575



### Details:

Large villa in Son Vilar, a quiet area near the town of Mahón.

This sunny villa is located on a plot of 650 sqm and has outside a pool, garden, barbecue area and a double garage. The villa has 250 m2 of living space and offers several terraces with wide sea views.

The living area is distributed on 2 floors. On the first floor there is a large living room, dining room, kitchen with pantry, laundry room and a bedroom with double bed. On the second floor there are 2 terraces with great views and 4 double bedrooms.

There is a 10 sqm basement which is used as a storage room.

## Es Castell

Reference 100575



### Location & surrounding area:

Es Castell is a small, pleasant municipality situated at the entrance to the harbour of Mahon. It is not only the most easterly district of the island, but also that of the whole of the state of Spain so that the sunrise here is the first to be seen in Spain every morning.

A number of streets meet in Calas Fonts, a pretty bay with a jetty where many handicraft stalls, restaurants and bars can be found, some even in converted caves.

Various viewing points provide views of 2 groups of islands in the harbour which are illuminated at night - the 'Isla del Rei' - the king's island, and el Llatzaret' - the hospital Island.

Approx. 3 kms distant is the quiet, idyllic bay of Cala Sant Esteve with the 18th century Fort Marlborough.



# Es Castell

## Reference 100575



PORTA MONDIAL®

Your home. Our passion.



Large front terrace with double garage



Pool with outdoor shower



Large covered veranda



Large, lightflooded living area



Direct access to the terrace



Kitchen with ample space

All information is correct to the best of our knowledge. Errors and prior sale excepted. This prospectus is purely for information purposes. Only the notarized deed of sale is legally binding.

PORTA MENORQUINA • AVENIDA FORT DE L'EAU, 175, LOCAL 6, E-07701 MAHÓN, MENORCA  
TEL. +34 971 698 242 • FAX +34 971 695 662 • [INFO@PORTAMENORQUINA.COM](mailto:INFO@PORTAMENORQUINA.COM)



Es Castell  
Reference 100575



Double bedroom with covered terrace



Terrace with seating area



Further bright double bedroom



Second terrace on the upper floor



Spacious shower bathroom



One of 3 bathrooms

All information is correct to the best of our knowledge. Errors and prior sale excepted. This prospectus is purely for information purposes. Only the notarized deed of sale is legally binding.



# Es Castell

Reference 100575



PORTA MONDIAL®

Your home. Our passion.



One of 5 bedrooms



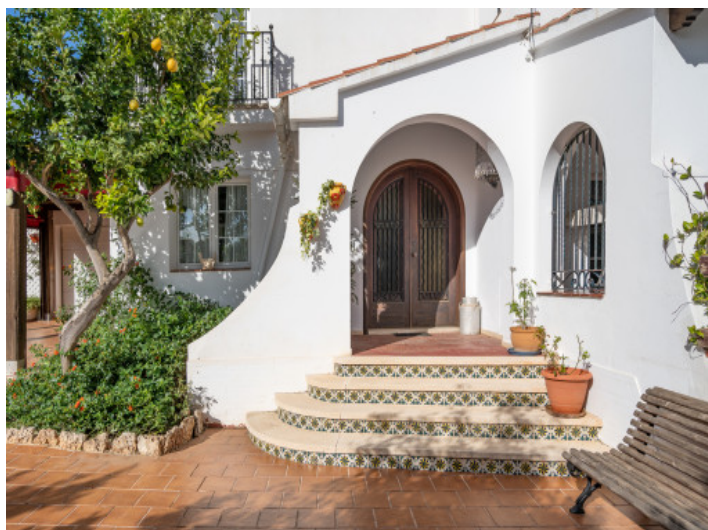
Large upper terrace with a view



Pool area and sun terrace



Fantastic bbq area



Access to the villa

All information is correct to the best of our knowledge. Errors and prior sale excepted. This prospectus is purely for information purposes. Only the notarized deed of sale is legally binding.

PORTA MENORQUINA • AVENIDA FORT DE L'EAU, 175, LOCAL 6, E-07701 MAHÓN, MENORCA  
TEL. +34 971 698 242 • FAX +34 971 695 662 • INFO@PORTAMENORQUINA.COM