

## Port d'en Addaia

search for property MEN-100633



Semi-detached house with garden in a residential area 2 minutes from the sea, close to Menorca's northern beaches.

constructed area:	122 m <sup>2</sup>	energy certificate:	g
plot area:	251 m <sup>2</sup>		
bedrooms:	3		
bathrooms:	2		
sea view:	✓	price:	€ 445,000.-



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### Details:

Semi-detached house located in Cala Moli, Port Addaia, north coast of Menorca. This quiet residential area is ideally located, just 2 minutes' walk from the sea and 5 minutes from the port of Addaia.

By car, you're just 5 minutes from the beaches of Na Macaret and Arenal d'en Castell, with its many restaurants, bars and shops.

This single-storey house has a small, fully enclosed garden, a covered terrace, a private parking space and a garage.

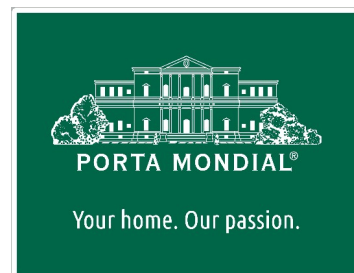
The entrance to the dwelling is directly through a large window from the covered terrace. The living-dining room has air conditioning, a ceiling fan and a fireplace. The fully-equipped kitchen is at the rear of the house, opening onto a small corridor leading to the laundry area, a small bathroom, the staircase to the second floor and a door to the outside.

On the second floor are 3 bedrooms, 2 of which are doubles with ceiling fans and one with air conditioning, and a bathroom with bathtub.

The second floor also has a terrace where you can enjoy unobstructed views over Addaia and the sunny moments that the island of Menorca has to offer all year round. At your disposal for a face-to-face or video visit.

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### Location & surrounding area:

The picturesque marina of Addaia is the 3rd largest harbour of Menorca, operating the whole year and the perfect place to keep a boat sheltered on the north coast.

During the summer months there is a great variety of water sports offered to the visitors of Addaia. On the hill side above the marina you will find the urbanisation with villas and apartment complex.

A small supermarket, few bars and restaurants are useful facilities from April to October. The towns Mahon, Alaior and Es Mercadal are only 10 minutes drive away.

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PORTA MONDIAL®

Your home. Our passion.



Terrace



Garden



Balcony



Sea views



Living area



Living area

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PORTA MONDIAL®

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Kitchen



Bedroom



Bedroom



Bathroom



Bathroom



Office

# Port d'en Addaia

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Staircase



Balcony



Terrace



Entrance



Energy certificate