

# Casa Puesta de Sol

1-bed Townhouse in Medina Sidonia

€ 179,995

Reference: MS490



## Details

- 1 bedroom
- 2 bathrooms
- Plot area: 86sqm
- Constructed: 115sqm

## Features

- Near the airport
- Near the beach

## Nearby

- 1km: Supermercado Mercadona
- 1km: Several Restaurants
- 44km: Airport Jerez de la Frontera

Stunning modern townhouse with 3 private terraces & fabulous views only 30 minutes from the coast in the historic centre of Medina Sidonia

Casa Puesta de Sol is a unique and beautiful property located in a popular area of the historic hilltop 'Pueblos Blancos' of Medina Sidonia. Restaurants, shops, bars and medical facilities are all within walking distance of the property. Medina attracts many visitors with its monuments, Roman ruins, castle and pretty traditional architecture. However, there is a thriving local community making it a lovely place to be all year around. It's elevated position offers panoramic views of the surrounding countryside and towards the coast.

This property is immaculately presented throughout with many bespoke features giving an overall contemporary feel of light and space. It offers any would-be buyer a living space designed to make the most of the indoor, outdoor lifestyle this beautiful part of Andalusia has to offer.

The living space is arranged over 2 floors plus the added bonus of the incredible roof terrace. A brief walk-through description is as follows:

Entrance from the street leads into the open-plan foyer with built-in closets to the left. It opens to an informal 2nd sitting room which is equipped with full hot/cold air-conditioning. This could easily be partitioned off to create a good-sized 2nd bedroom if preferred.

Continuing through to the rear hallway passing a shower room on the left, you enter into the spacious master bedroom with built-in wardrobes and full hot/cold air-conditioning.

A door from the sitting room leads to the side of the property into an adjoining patio which gives access to the good sized home office. This could also be used as a small guest bedroom.

Stairs with wooden balustrade lead up to the first floor and the impressive open plan living area. This comprises of the lounge with full-size patio doors which open out to the private terrace offering far-reaching views across the countryside and to the coast. West facing, this terrace is the perfect place to relax and enjoy the incredible sunsets over the coast.

The living room is open to the American-style kitchen with custom-built breakfast bar, fitted units, worktops and integrated appliances. The whole area benefits from hot/cold air-conditioning.

Also on this floor is a 2nd shower room and a rear door leading to another private terrace. This would be a perfect spot to enjoy a BBQ and outdoor dining.

Industrial style metal stairs lead up to the crowning glory which is the private roof terrace offering views over the old town and surrounding countryside to the coast.

Total constructed area approx: 115

Total plot area approx: 86

Status: Urban

CEEE rating: D

Note: Whilst the property description and details provided are intended to be factually correct the accuracy of this information cannot be guaranteed and does not constitute an offer of contract. All properties are offered for sale unfurnished unless stated otherwise.

The advertised property marketing price is subject to standard Spanish Notary, Land Registry, Stamp Duty (ITP), Legal and Estate Agency Fees.

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