Andaluz Homes
Leading Estate Agent Costa de la Luz

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Apartamento Atico

2-bed Apartment in Medina Sidonia

€ 239,950

Reference: C00MS927

Details

- 2 bedrooms
- 2 bathrooms
- Plot area: 103sqm
- Constructed: 103sqm

Features

- Near the airport
- Near the beach

Nearby

- 0.5km: Several Restaurants
- 2km: Mercadona Supermarket
- 19.5km: Fair Play Golf Course

Fabulous 2 bed, 2 bath first floor apartment with private roof terrace and views in a historic town just 30 minutes from the coast.

Apartamento Atico is a stunning property located in the heart of the old hilltop town of Medina Sidonia. It´s central position means that the main plaza with a good selection of restaurants, shops and bars is just a short stroll away. Good road links make it easy to reach the coast in just half an our along with the beautiful cities of Cadiz and Jerez de la Frontera both in under an hour away.

The property itself was rebuilt in 2007 by it´s current owners to a very high standard preserving all the character, charm and traditional features such as the vaulted wooden beamed ceilings and deep arched windows. The beautiful bespoke tiled floors extend throughout the entire property excluding the bathrooms and include unique decorative features.

Access to the property is via a communal patio, a brief walk-through description is as follows:-

Stairs lead to the first floor apartment from the patio and through a solid oak door into the entrance hallway. This comes complete with hand-made wood and glass cupboards for coats and storage and features an exposed stone wall dating to the original building.

Stairs lead up into the apartment itself which has been cleverly designed to create designated living areas within an open plan space. At the top of the stairs and to the right is the modern fitted kitchen with a dedicated dining area. A small patio has been enclosed with frosted glass to flood the space with light. It also gives access to a metal staircase leading up to the impressive sunny roof terrace offering stunning views over the town, its historic buildings and the surround countryside. There is plenty of space for outdoor dining, lounging and sunbathing.

Returning to the kitchen, you continue through to the large living room complete with vaulted beamed ceilings. There is a pellet burning fireplace to one end and a spiral staircase leading up to the 2nd bedroom within the vaulted ceiling at the other end. You can access the family shower room from the living room complete with shower, basin and WC.

Continuing through the living room, a corridor leads through to the dressing area with fitted wardrobes and on to the generous master bedroom. The vaulted beamed ceiling continues in this room. The modern fully frosted glazed en-suite comprises of a large shower, basin and WC and stone flooring.

Importantly this property benefits from an under floor heating system (powered via pellet burner/ back boiler). All windows in the proerty are also double-glazed

There is also a storage area for tools and pushbikes etc next to the communal patio.

This beautiful and unique property is a perfect home, lock up and leave 2nd home or holiday retreat.

Total constructed area approx: 103
Status: Urban
CEEE rating: C

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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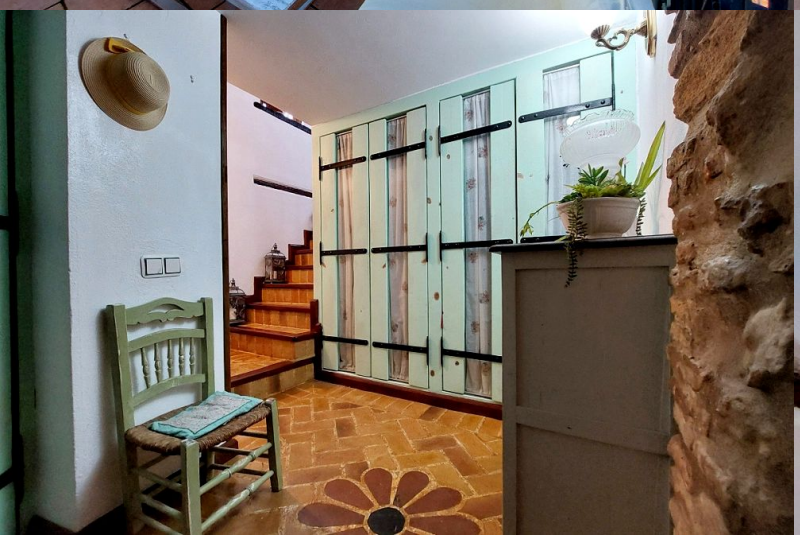
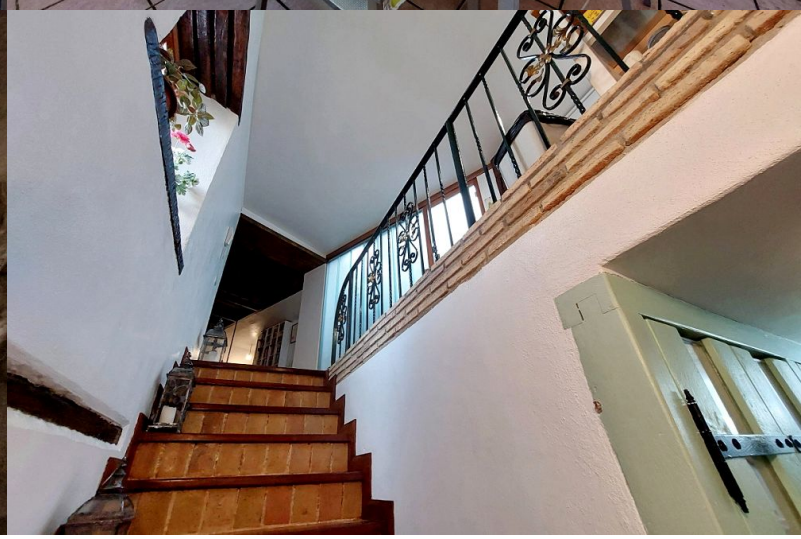

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