

# Casa Panoramica

4-bed Townhouse in Medina Sidonia

€ 298,000

Reference: MS481



## Details

- 4 bedrooms
- 2 bathrooms
- Plot area: 117sqm
- Constructed: 170sqm

## Features

- Garage
- Near the airport
- Near the beach

## Nearby

- 0.5km: Several Restaurants
- 2km: Supermarket Mercadona

Fabulous 4 bed, 2 bath historic townhouse with private terraces and panoramic views within 30 minutes drive from the coast

Casa Panoramica is a lovely, large townhouse located on the edge of the historic centre of Medina Sidonia. Restaurants, shops, bars and pretty plazas are all within walking distance along with the many local attractions such as the church, castle ruins and museum. Medina has good road links making the lovely cities of Cadiz and Jerez easily accessible in under an hour whilst the nearest beaches in Chiclana and Conil are just 30 minutes drive away.

The property itself is located on a quiet, cobbled street. Nicely presented throughout, a brief description is as follows:-

The main entrance leads into a small hallway. To the left right is the good-sized living/dining room equipped with an electric heater. An open arch leads into a 2nd hallway giving access to the kitchen complete with fitted units and appliances to include oven, hob, dishwasher and fridge freezer. There is also space for a breakfast table. A separate pantry provides good storage space and serves as a small utility.

The hallway continues giving access to the ground floor bathroom with luxurious roll-top bath, ornate taps with hand shower attachment, basin and WC. The hallway also provides access to a secret room cleverly concealed behind a large bookcase.

A door from the hallway gives access to the quiet, private ground floor courtyard complete with decorative floor tiles. It offers a shady place in which to relax or perhaps, eat outdoors.

Returning to the entrance hall opposite the living/dining room is the formal sitting room. This is currently being used by the owners for storage but it is approximately the same size as the living/dining room.

Stairs lead up to the first floor and to the 4 good-sized double bedrooms, each equipped with electric heaters. There is a family bathroom with bath, shower-over, basin and WC.

A glazed door leads out to the first floor private patio terrace decorated with pretty floor tiles. Stairs lead up to the extensive room terrace offering stunning 360 degree views across the historic town, to the coast and over the surrounding countryside due to its enviable, elevated position.

This property also comes with the added benefit of having a private garage adjacent to the property with space to park 1 vehicle plus provide addition storage space if required.

Total constructed area approx: 170sqm

Total plot area approx: 117sqm

Status: Urban

CEEE rating: TBC

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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