



Refurbished first-floor flat in Mahón, Menorca

Ref.: 92486

Set within a quiet building shared by only two neighbours, this first-floor apartment without a lift presents an excellent opportunity for buyers seeking a property with potential. It has already been refurbished and is ready for immediate occupancy, whether as a main residence, a second home or an investment with strong long-term rental prospects. The interior comprises an open-plan kitchen leading into the living/dining area, as well as a bathroom and two bedrooms. The recent renovation ensures a practical and comfortable living environment. A standout feature is the private use of a section of the rooftop terrace, a highly sought-after outdoor space ideal for enjoying the outdoors, creating a chill-out area, a sun deck or a peaceful retreat in the heart of the town. Ideally located within walking distance of the centre of Mahón, the Es Freginal parking area and all amenities, the property offers an excellent balance of tranquillity,



Price: **320.000 €**

	Cons.	Ems.
A		
B		
C		
D		
E		
F		
G		

*The stated prices do not include applicable VAT or Property Transfer Tax (ITP), nor notary and land registry fees.

**In the case of new developments, the applicable taxes will be 10% VAT + 1.5% Stamp Duty (AJD), in addition to notary and land registry fees.





