



**Tourist License: Chalet near the beach in Canutells, Menorca.**

**Ref.: 92651**

Enjoy a peaceful escape in this beautiful chalet located in the quiet and exclusive area of Canutells, just a short stroll from its stunning sandy beach. Set within a generous private plot, the property is surrounded by greenery and offers complete privacy, making it ideal for a relaxing holiday. The house features several comfortable double bedrooms, including one situated on the upper level with its own private entrance – perfect for guests seeking additional independence. With two bathrooms and bright, well-appointed living spaces, the home is ideally suited to families or groups looking for comfort and ease throughout their stay. Outdoor living is one of the property's key attractions. Guests can enjoy a spacious garden, private swimming pool and barbecue area, along with pleasant sea views in the distance that enhance the Mediterranean ambience. A utility area and an outdoor shower provide added practicality after a day spent at the beach



Price: **799.950 €**

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The information provided has been supplied by third parties for informational purposes only and is deemed to be correct. However, it may be subject to errors, price changes, and withdrawal from the market without prior notice.

\*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 (AID), in addition to notary and land



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**Disposenms de mäs fotografías de la propiedad.  
Contáctenos para más información.**

**We have more photographs of this property.  
Please contact us for more information.**

**Nous avons plus de photos de cette propriété.  
Contactez nous pour plus d'informations.**

<b>NUESTRAS OFICINAS:</b>	<b>MAHÓN</b> Carrer Nou, 14-16 (+34) 971 35 04 04	<b>CIUTADELLA</b> Avd. Conqueridor, 72 (+34) 971 40 22 00	<b>MERCADAL</b> Avd. Via Ronda, 6 (+34) 971 104 168	<b>SANT LLUÍS</b> Avd. De Sa Pau, 65 (+34) 971 100 083	<b>CALA MILLOR</b> Avd. Son Bon Temps, 4 (+34) 971 267 597
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