

## Exclusive penthouse with views to dalt vila and large terraces in Jesus, Ibiza



**Price: 1.135.000 €**

### GENERAL INFORMATION

Property Ref:	CW-NO-MA-113	Category:	Villas
Location:	Ibiza	Area:	Jesus
N. Bedroom:	3	N. Bathroom:	2
M <sup>2</sup> Property:	11088	M <sup>2</sup> Inside:	233



This property is not for sale until the energy certificate has not been submitted.

### DESCRIPTION

Discover this incredible penthouse in Jesús, Ibiza! A jewel of construction from the late 80s, with the solidity and quality that is no longer found in modern buildings. This spacious and bright penthouse is in an unbeatable location, just 10 minutes walk from Ibiza town and 5 minutes from the promenade and the beautiful Talamanca beach.

The property has a total area of 110.88 m<sup>2</sup>, with 85 m<sup>2</sup> of usable space, complemented by an impressive 122.22 m<sup>2</sup> terrace with spectacular views of Dalt Vila, which adds up to a total of

approximately 233.10 m<sup>2</sup> of total space. In addition, the exclusive use of a roof terrace of approximately 90 m<sup>2</sup> additional will allow you to enjoy the sun and the views in total privacy.

This penthouse features a large master bedroom with a small terrace, fitted wardrobes and a full bathroom. There is also a second, smaller bedroom with fitted wardrobes and another full bathroom for added convenience. The living room, dining room and study are integrated into a large open-plan space, perfect for relaxing or entertaining, with a cosy fireplace and air conditioning to ensure comfort all year round.

The separate 18m<sup>2</sup> studio, located on the other side of the terrace, is ideal as a workspace or for entertaining, and features a shower and sink, but no toilet. This space was built in 1992, which adds additional value to the property.

The property also includes two connected storage rooms, with a total area of 8.45m<sup>2</sup>, and another additional storage room of 12m<sup>2</sup> located in front of the parking lots, which does not count towards the total area. In addition, two parking spaces of 11.73m<sup>2</sup> each are included, ensuring sufficient space for vehicles.

One of the most attractive features of this penthouse is the possibility of making improvements and extensions. Part of the terrace (approximately 3x6 meters) can be closed with sliding glass to further expand the living room, as other neighbors have done. Likewise, the small terrace of the main room could be converted into a dressing room or similar.

This penthouse is perfect for those looking for a property with character, in a privileged location and with enormous potential to customize and expand according to your needs and tastes. Don't miss the opportunity to make this magnificent penthouse your home in Ibiza!

Don't miss the opportunity to live in this real estate gem!





















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