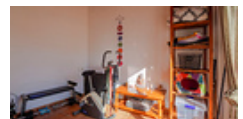


Unique apartment with stunning views of Ibiza Old Town for sale - Ibiza - Eivissa



## Overview

<b>Building surface:</b>	71 m <sup>2</sup>
<b>Plot of land:</b>	16 m <sup>2</sup>
<b>Distribution:</b>	2 Bed rooms, 2 Bathrooms
<b>Ref.-No.:</b>	2250
<b>Price:</b>	495,000.00 €
<b>Location:</b>	Ibiza - Eivissa
<b>View:</b>	View to Dalt Villa

## Location



## Description

### The surroundings

Located near the picturesque harbor side of Ibiza's Old Town, this enchanting apartment enjoys a prime location in the heart of La Marina. Enjoy the convenience of being close to the lively harbor, everyday amenities such as shops and supermarkets, and a wide array of leisure activities including renowned restaurants and (rooftop) bars.

Just a few steps away from your doorstep you will find the historical and cultural Dalt Vila. Although this apartment is located in the heart of the city, beach access is easy. A 5-minute walk will take you to the ferry at the harbor, which connects you to the elegant Marina Botafoch area and the beach of Talamanca, a beautiful bay with seafront restaurants and a wide relaxing sandy beach. In the opposite direction, Figueretas beach is a 20-minute stroll or 5-minute drive away, with a picturesque seaside promenade with seafront restaurants and bars. When traveling, Ibiza airport is easily accessible in just a 10-minute drive away.

Embrace the perfect mix of city life and proximity to the beach in this prime location, one of Ibiza Town's most historically charming neighborhoods.

### The apartment

This beautiful 2 bedroom and 2 bathroom apartment is located in a charming Balearic historic building with white walls and warm yellow details, in a picturesque and historical street. The building was completely renovated in the late 1990's but retains its traditional Balearic charm. While the facade retains its historic 1900's allure, the interiors have a new structure and modern finishes, giving the indoor spaces of the house a contemporary yet warm atmosphere. On the first floor you will find the open floor plan living and dining area. Patio doors lead to a cute French balcony overlooking the charming streets of Ibiza Town and infusing the living space with natural light.

The semi open traditional kitchen with bar connects effortlessly to the living room, creating a seamless flow for both your daily life and entertaining friends. Continuing on the first floor you will find the first bedroom with built-in closets and a separate bathroom with a toilet and shower. Via the charming Spanish tiled stairs you go to the upper floor where the second bedroom and bathroom are located. This bedroom has large glass sliding doors that let in an abundance of natural light and opens onto a terrace with beautiful city views, creating a light and airy atmosphere. This room can also be used as a gym, chillout room or as a home office. The second bathroom features a bathtub and a bidet. The house has air conditioning and separate radiators for heating, making this a perfect home for all year round living.

### The outdoor spaces

The first floor balcony offers picturesque views of the city's charming streets, the beautiful neighboring church and you can even catch a glimpse of the Mediterranean Sea and the port. The larger and sun-drenched terrace on the second floor provides an idyllic setting to catch sun rays on hot summer days. This spacious outdoor terrace is the perfect setting for romantic al-fresco dinners or for entertaining friends on unforgettable evenings under starry skies, overlooking the skyline of the magical city of Ibiza.

The historic charm of this apartment blends seamlessly with modern comforts, combining city life with proximity to beach life and offering the ultimate Ibiza lifestyle whilst living in the beating heart of the island.



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Coci Patrizia Tappert and Uwe Richtberg  
Founder and managing directors

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