

MARRAKECH



Arabo-Andalusian Riad

CHF 2'280'000.-



14



9



650 m²

n° ref. **037596**



Switzerland | Sotheby's International Realty - Références Internationaux
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SITUATION AND DESCRIPTION

Near the Palais de la Bahia, in the Riad Zitoun district, this riad composed of two patios, develops a floor area of $\pm 374 \text{ m}^2$.

In a sober, uncluttered Arabo-Andalusian style, this 650 m^2 riad features nine bedrooms and is built around two large patios, one with a traditional fountain and the other with a large palm tree, the top of which peaks at terrace level. The first floor features an office, an open-plan living room, a through lounge, a dining room, a professional kitchen and three bedrooms with en-suite bathrooms. On the second floor, from the patio walkways, six further bedrooms with en-suite bathrooms complete the sleeping area. There's also a beautiful reading room with fireplace, which occupies one side of the first patio. On the top floor, a summer kitchen, swimming pool, utility rooms and laundry room open onto the house's large terrace. Subtly planted with trees, the terrace is an oasis of calm in the heart of the Medina's bustling activity. Unusually,

it has a basement that is exclusively dedicated to wellness with its hammam and massage corner.

Other: guest house operating license, reversible air conditioning, plenty of storage space and rooms.

The Riad Zitoun neighborhood, close to the Bahia, the Palais El Badi and the Mellah, is also close to the emblematic Place Jemaa El Fna. It's also appreciated for its easy car access.

Switzerland

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INTERNATIONAL REALTY

SURFACES

Living area	650 m ²
Surface of parcel	374 m ²

CARACTERISTICS

Number of rooms	14
Number of bedrooms	9
Second home	Authorized
Parking places	Not available

FINANCIAL DATA

Price

CHF 2'280'000.-

Availability

To be discussed

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