



## Apartment with sea and mountain views for sale in Roses

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This property boasts a luminous living room offering stunning sea views, a kitchen with picturesque mountain and natural park views, a cozy bedroom with a lovely balcony overlooking the sea, and a bathroom.

Situated in a tranquil area on the outskirts of a beautiful natural park, this residence is ideal for nature lovers seeking adventure with nearby hiking trails, mountain biking routes, and more.

This property also features convenient community parking for residents.

Don't miss out on the extra features this apartment has to offer, including reversible air conditioning for year-round comfort, soundproofing on the ceiling for peaceful living, and thermal insulation on the floor for added coziness.

**Price: 149.900 €**

Roses or Rosas is a municipality in the region of l'Alt Empordà, province of Girona, in Catalonia (Spain). The city is in the center of the Bay to which it gives its name, the Bay of Roses.

Roses, municipality of contrasts, offers the visitor a wide range of places of interest. The natural environment is privileged, since it includes two natural parks: Cap de Creus, with the remarkable geological and botanical uniqueness of Cap Norfeu, and Aiguamolls de l'Empordà.

Since ancient times, the territory has hosted civilizations that have left their mark on an exceptional architectural heritage. Examples of this are the megalithic tombs present throughout its orography, where the largest dolmen in Catalonia stands out; the remains of the Greek and Roman civilizations, which can be admired in the Ciutadella architectural park, or the modernist or more current houses, such as the Town Hall or the Rozes house.

A bay with 3,000 years of history. Roses is a municipality with a Mediterranean essence and a marked tourist and seafaring tradition.

It is located in a unique natural environment: north of the Costa Brava, less than 30 km from the French border, 65 km from Girona and 160 km from Barcelona. Entrance gate of the Cap de Creus Natural Park, its origins date back to the 8th century BC, with the arrival of the Rodis and the founding of the Greek city of Rodes.

These historical events have been translated into the hallmarks of a modern, culturally active and generous population, the result of coexistence with other peoples and civilizations, of which we feel very proud and satisfied.

We invite you to navigate through a city full of charms and new sensations to discover - just as the first settlers did 3,000 years ago - where enjoying nature, culture, dolce farniente and traditions is a privilege Within everyone's reach.

Transaction:	Sale	Category:	Flat / apartment
Situation:	Alt Empordà	Surface area:	45 m <sup>2</sup>
Rooms:	1	Bathrooms:	1 bathroom
Parking:	Yes	Terrace:	Yes
Central heating:	Yes	Air conditioning:	Yes