GOERTZ & PARTNER
REAL ESTATE

ref. OA V1302



Stunning house on the wide canal, south facing.

3-bedroom house with a mooring and pool in Empuriabrava.

House with a 12.5m mooring in Empuriabrava, one of the most exclusive and tranquil areas.

Located on one of the widest canals, facing southeast, this spectacular property offers an ideal space for both year-round living and enjoying a dream vacation.

On the ground floor, there are two bedrooms, a full bathroom, a guest WC with laundry area, and a spacious living-dining room with an open kitchen. The living room opens to a terrace with a garden and pool, creating a perfect atmosphere for relaxation and enjoyment of the surroundings.

Outside, the house has a 12.5-meter mooring, a garage for one car, and additional space for two or more vehicles. On the first floor, there is a master bedroom with an ensuite bathroom and private terrace, ideal for enjoying total privacy and views.

Price: **899.000 €**

GOERTZ & PARTNER
REAL ESTATE

ref. OA V1302

Among the extras, the property features air conditioning, ceiling fans, and centralized diesel heating to ensure comfort throughout the year.

Transaction:	Sale	Category:	House with mooring
Situation:	flamicell, Empuriabrava, Alt Empordà	Built area:	217 m^2
Useful area:	103 m^2	Condition:	
Rooms:	3	Bathrooms:	2 bathrooms , 1 toilet
Parking:	Yes	Garage:	Yes
Washing machine:	Yes	Terrace:	Yes
Mooring:	Yes	Swimming pool:	Yes
Central heating:	Yes	Plot:	562 m^2
Furnished:	Yes		