



Villa for sale in Empuriabrava.

Spectacular house near the center with a pool and large land.

Attractive single-family home just five minutes from the wide beach of Empuriabrava. With a charming Mediterranean style, it offers the perfect opportunity to customize it to your taste. Distributed over 2 floors, on the ground floor we find a cozy living-dining room with a fireplace, an independent kitchen that connects to an outdoor terrace, two complete bathrooms (one with a shower and the other with a bathtub), and 2 double bedrooms with fitted wardrobes. The upper floor houses a small living room with access to 2 terraces, 2 double bedrooms, one of them en suite with a dressing room and an additional bathroom with a shower, where both bedrooms enjoy access to the terrace. Outside, there is a covered terrace that is ideal for relaxing, a charming garden, a 4 x 8 meter saltwater pool, and a small pool house that includes a summer kitchen and bar. Additionally, there is a small studio with a toilet and shower. The property also comes equipped with city gas heating, air conditioning, double-glazed windows, a closed garage for 1 car, and covered parking for 4 more cars.

Price: **790.000 €**

| | | | |
|-------------------|--|------------------|--------------------|
| Transaction: | Sale | Category: | House |
| Situation: | CARMENÇO, Empuriabrava, Alt Empordà | Built area: | 288 m ² |
| Useful area: | 200 m ² | Occup. cert.: | |
| Condition: | Good condition | Rooms: | 4 |
| Bathrooms: | 4 bathrooms , 1 toilet | Parking: | Yes |
| Garage: | Yes | Terrace: | Yes |
| Swimming pool: | Yes | Central heating: | Yes |
| Air conditioning: | Yes | Plot: | 778 m ² |