



## Apartment with spectacular views of Sant Maurici Lake and the Pyrenees.

Possibility to purchase a mooring and a garage. Community with elevator.

TURISTIC LICENCE- For sale, spectacular penthouse in one of the best communities of Empuriabrava, with stunning open views of Lake Sant Maurici and the Pyrenees.

The property features 2 double bedrooms, one of them being a suite, as well as a second full bathroom with a bathtub. The spaces are designed to offer comfort and functionality at all times.

The modern kitchen, open to the living-dining room, is fully equipped with a dishwasher, washing machine, oven, microwave, fridge, and freezer, ideal for enjoying daily life with convenience.

The living room, spacious and very bright, includes reversible air conditioning and direct access to a magnificent solarium terrace. A perfect space to relax, sunbathe,

**Price: 317.000 €**

host outdoor meals, or enjoy a barbecue while taking in unique views.

Extras: Elevator, electric awning, reversible air conditioning, security grill, possibility of mooring, and garage.

An ideal opportunity as a permanent residence, second home, or investment in one of the most exclusive areas of the Costa Brava!

Transaction:	Sale	Category:	Flat / apartment
Situation:	Sant Maurici, Empuriabrava, Alt Empordà	Built area:	88 m <sup>2</sup>
Occup. cert.:	CHG00593312001	Condition:	Good condition
Rooms:	2	Bathrooms:	2 bathrooms
Terrace:	12 m <sup>2</sup>	Central heating:	Yes
Air conditioning:	Yes	Lift:	Yes
Furnished:	Yes		