



## **Bright apartment just 2 minutes from the beach in Empuriabrava. Your coastal retreat awaits!**

Unique opportunity: modern 2-bedroom apartment, fully renovated and with a tourist license. Ideal for investment or residence. Discover your new home today!

Two-bedroom apartment just 2 minutes from Empuriabrava beach and the shopping center.

This property features a spacious living-dining area with an office kitchen, two double bedrooms, and a full bathroom equipped with a shower.

It includes air conditioning with heating pump for your comfort.

From the living-dining room, access a terrace perfect for enjoying a coffee in the mornings before a sunny day at the beach.

An ideal option for both year-round living and as a second residence.

**Price: 270.000 €**

The apartment also has outdoor parking and 1 storage room.

Additionally, it has a tourist license, making it even more attractive.

Transaction:	Sale	Category:	Flat / apartment
Municipality:	Alt Empordà	Surface area:	69 m <sup>2</sup>
Rooms:	2	Bathrooms:	1 bathroom
Parking:	Yes	Utility room/area:	Yes
Furnished:	Yes		