



## Modern ground floor house in Empuriabrava with a 12.5 m mooring

Modern ground floor house with pool and 12.5 m mooring

This beautiful villa located in the best area of Empuriabrava consists of an entrance hall from which we can see the pool, then a bedroom with a bathroom and the large L-shaped dining room that opens to the beautiful terrace with bioclimatic pergola and the pool, a large kitchen equipped with a dining room, a bedroom with access to the terrace, with a full bathroom and separate toilet, two other bright bedrooms + an office that share a bathroom with a bathtub and a laundry room. Outside the house it is possible to park a vehicle in the patio on the street side. The garden has a lot of privacy and charm.

12.50m mooring to the wide channel.

Extra: electric gate, reversible air conditioning, double glazing, swimming pool.....

Price: **1.399.000 €**

Transaction:	Sale	Category:	House with mooring
Situation:	TER, Empuriabrava, Alt Empordà	Built area:	185 m <sup>2</sup>
Occup. cert.:		Condition:	Good condition
Rooms:	6	Bathrooms:	3 bathrooms
Parking:	Yes	Garage:	Yes
Terrace:	Yes	Mooring:	Yes
Swimming pool:	Yes	Central heating:	Yes
AA/CC:	Yes	Plot:	500 m <sup>2</sup>
Furnished:	Yes		