



## Apartment with Tourist License Near Canyelles Petites Beach – Roses

### Apartment with Tourist License Near Canyelles Petites Beach – Roses

This attractive apartment not only offers a comfortable home but also an excellent investment opportunity thanks to its tourist license. Located in a prime area, it allows you to enjoy sea views, creating a peaceful and relaxing atmosphere by the coast.

The property features 3 bedrooms and 2 full bathrooms, as well as a spacious living room integrated with the kitchen-dining area, forming a functional and cozy space. The large window provides abundant natural light, while the convenient laundry room adds extra comfort. The apartment also includes reversible air conditioning in the living room and a ceiling fan in the bedroom, ensuring comfort throughout the year.

It comes with a parking space, a highly valued addition in the area. The building offers direct access to Canyelles Petites Beach, just a 5-minute walk away, making

**Price: 299.000 €**

seaside living effortless.

Don't miss the opportunity to invest in this apartment with a tourist license and enjoy life on the coast. For more information or to arrange a viewing, please contact us.

Transaction:	Sale	Category:	Flat / apartment
Situation:	Avda. Santa Barbara, Roses, Alt Empordà	Built area:	66 m <sup>2</sup>
Occup. cert.:		Condition:	
Rooms:	3	Bathrooms:	2 bathrooms
Parking:	Yes	Terrace:	Yes
AA/CC:	Yes		