



Magnificent villa located just a few meters from the beach and the city center.

Sector Requesens with 3 bedrooms, 2 bathrooms, and swimming pool.

Located in a privileged location, this stunning villa stands out for its private plot of almost 700 m², offering total tranquility and a luxury environment. Distributed on one floor, the property features a spacious open concept living room that includes a fully equipped modern kitchen, three cozy bedrooms, including a master suite, an additional bathroom, and a separate toilet.

The exterior is a true oasis, with a well-kept garden, a large swimming pool, a poolside house ideal for relaxing and enjoying, as well as a fantastic outdoor kitchen to make the most of sunny days.

Highlights include features such as double glazing, reversible air conditioning, and the option to rent a mooring nearby, perfect for sea lovers.

Price: 650.000 €

Transaction:	Sale	Category:	House
Situation:	Carrer Requesens, Empuriabrava, Alt Empordà	Built area:	157 m ²
Useful area:	103 m ²	Occup. cert.:	CHG00832622001
Condition:	Good condition	Rooms:	3
Bathrooms:	2 bathrooms	Parking:	Yes
Swimming pool:	Yes	AA/CC:	Yes
Plot:	681 m ²	Furnished:	Yes