HOME SELECT
REAL ESTATE INTERNATIONAL S.L.

ref. HS G1333



Village house with a large garage and rustic charm.

In the center of Castelló d'Empuries with all amenities.

Upon entering the property, we are greeted by a spacious garage of approximately 32 m², equipped with a vehicle access door and a practical independent storage room, ideal for having an extra space for storage. This level offers comfort and functionality from the very beginning.

From here, we access the home via a staircase that leads us to the main floor. On this floor, we find a bright living-dining room with an open kitchen, creating a spacious, modern, and functional area, perfect for daily life and for sharing moments with family or friends. The open layout enhances the feeling of spaciousness and maximizes natural light. On this same floor, there is also a complete bathroom with a bathtub. The windows are made of aluminum with double glazing, ensuring good thermal and acoustic insulation, as well as increased interior comfort.

Climbing the next staircase, we reach the upper floor, dedicated to the resting area.

Price: **159.000 €**

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To the left, we find a first double bedroom with exposed beams, an architectural feature that adds charm and a cozy style. Along the hallway is a second double bedroom, and at the end, a complete bathroom with a bathtub. All rooms on this floor have exposed beams, reinforcing the warm and rustic character of the home and adding a unique personality to each space.

Extras: large garage, exposed beams, double glazing.

Transaction:	Sale	Category:	House
Situation:	Sant Pere Martir, 10, Castelló d'Empúries, Alt Empordà	Built area:	125 m^2
Condition:	Good condition	Rooms:	2
Bathrooms:	2 bathrooms	Parking:	Yes
Garage:	Yes	Utility room/area:	Yes
Plot:	48 m^2	Furnished:	Yes