ref. HS A1355



¡Charming studio with canal views!

Near the beach and the center of Empuriabrava.

A little gem with canal views! Renovated studio a 10-minute walk from the beach in Empuriabrava

Some homes you simply view; others you fall in love with the moment you open the door. This studio is one of the latter.

The first thing you notice as you step inside is the light. It pours in through the large sliding glass doors, filling the living room with warmth and a cheerful Mediterranean feel. Beyond the glass is a small balcony overlooking the canal, perfect for your morning coffee, watching the sunset or curling up with a good book.

The studio has been fully and tastefully renovated, with light wooden floors, bright white walls and air conditioning. The modern, fully equipped kitchen opens onto the living area, while the separate sleeping area offers a quiet, restful corner of its

Price: **139.000 €**

Home Select International S.L.
Teléfono +34 972 451 749 Fax +34 972 454 436 E-mail: info@homeselectspain.com
C/ Freser, 41 17487 Empuriabrava - Girona - Spain

own. No work needed: just bring your suitcase and start enjoying.

The location makes it easy to live without needing the car every day:

Just a 10-minute walk to the beach.
Close to the town centre, shops and restaurants.
Communal parking, very convenient in summer and all year round.

Equally suited as a holiday retreat, a second home or a first step towards living on the Costa Brava. This little treasure has everything you could wish for: charm, light, canal views and the sea just a stroll away.

Love at first sight like this doesn't stay on the market for long. Call us and come and see it!

Transaction:	Sale	Category:	Flat / appartment
Situation:	Porto Fino, Empuriabrava, Alt Empordà	Built area:	34 m^2
Useful area:	27 m^2	Condition:	Perfect condition
Bathrooms:	1 bathroom	Central heating:	Yes
AA/CC:	Yes	Balcony:	Yes
Furnished:	Yes		