

## villa for sale Empuriabrava, Alt Empordà



Located in the quiet and sought-after residential area of Carlit in Empuriabrava, this charming fully renovated house offers comfort, functionality and an excellent east-facing orientation, providing plenty of natural light throughout the day. The property sits on a 200 m<sup>2</sup> plot, ideal for enjoying outdoor spaces with privacy and multiple usage possibilities. The house features two double bedrooms, one of them with a walk-in wardrobe, as well as a mezzanine that can be used as an additional bedroom, office, playroom or leisure area, adapting perfectly to different needs. Recently renovated using high-quality materials, the property is in excellent condition and ready to move into. It offers a beautiful, functional kitchen with access to a fully glazed covered porch, perfect to enjoy all year round. The house includes a full bathroom with shower and is equipped with double-glazed windows and reversible air conditioning (heating/cooling) to ensure maximum comfort. An ideal property as a permanent residence, second home or investment, located in a quiet and well-connected residential area.

### property details

Spanishestate **6349457**  
id:  
reference:: **2474**  
close to/ located: **Empuriabrava**  
region: **Alt Empordà**  
property type: **villa**  
rooms: **2**  
property surface: **62 m2**  
surface plot: **200 m2**  
price: **€ 339.000**

### contact

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