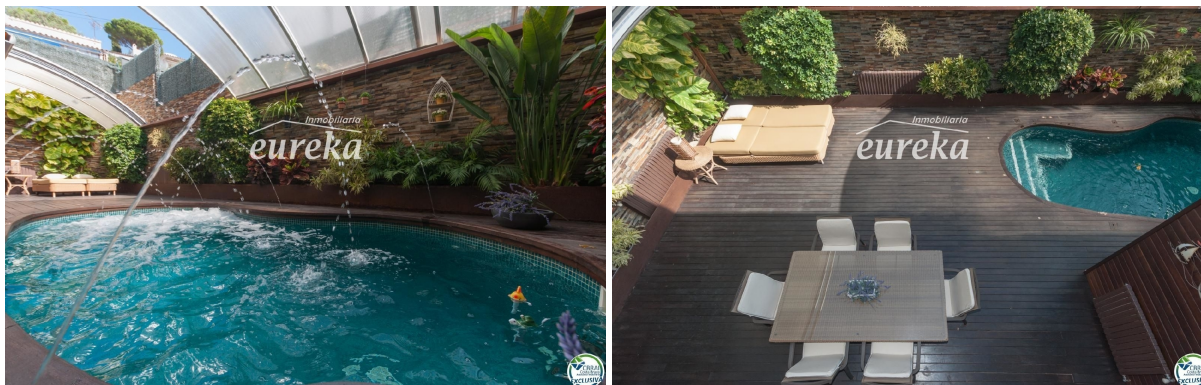


## villa for sale Roses, Alt Empordà



Certificado Energético: PJ411QTFBWe propose you in Roses, in the “La Cuana” area, a house of high standing, modern and "very chic"!An incredible design house, offering all the comfort and convenience to be the perfect home!On the ground floor, you will find a spacious sunny dining room, a kitchen with fully equipped and modern island, and a guest toilet.The owners also created a paradisiacal space, with a beautiful heated pool surrounded by greenery, with hydro massage and countercurrent, in a large terrace with radiators and AACC with heat pump, equipped with a woodburning oven, summer kitchen, dining room, solarium area and large laundry / storage room. Radiators, AACC machine with heat pump, all covered with a sliding dome that allows using the stay both in summer and winter.On the first floor there are two full bathrooms and three double bedrooms; one of them is a large suite with a private terrace, full bathroom (Italian shower with hydro massage jets) and a spacious and modern dressing room. The two remaining rooms have fitted wardrobes. The second full bathroom equipped with Italian shower.The house has a garage of 32m2 for two cars with direct access to the interior of the house.Room / storage room with access from the garden of the house, large garden with olive trees, with exclusive space for pets and capacity to park 2 more vehicles.The whole house is equipped with double aluminum with acoustic insulation, reversible air conditioning and oil heating.It is in a perfect area, just 500m from all the amenities of the town and the magnificent beach of Roses!Really, it’s worth visiting! Contact us!

### property details

Spanishestate id:	<b>6383214</b>
reference::	<b>1027</b>
close to/ located:	<b>Roses</b>
region:	<b>Alt Empordà</b>
property type:	<b>villa</b>
rooms:	<b>3</b>
property surface:	<b>230 m2</b>
surface plot:	<b>596 m2</b>

### contact

real estate agent:	<b>Agencia Eureka</b>
name:	<b>Catrin Kohl</b>
spreek::	<b>English, French, German, Spanish</b>
telefoon:	<b>+34 972 257 590</b>

price:

**€ 675.000**