



Exclusive duplex with private pool in Empuriabrava – Unique opportunity!

Exclusive duplex for sale in Empuriabrava, with private pool and spectacular sea views. A unique opportunity to enjoy a privileged setting.

Discover this spectacular duplex located on the top floor of a peaceful community of only three levels with lift access. A unique property for its space, brightness and impressive views of the canals and the sea.

On the main floor, with an approximate area of 112 m², you will find a spacious and elegant 50 m² living room, filled with natural light thanks to its large windows and featuring a fireplace, ideal for creating a warm and inviting atmosphere all year round. The kitchen is independent and fully equipped, offering functionality and comfort for everyday living.

This floor also includes a practical walk-in closet/laundry room with plenty of storage, as well as

599.000 €



166 m²



Yes



4



3



1



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a magnificent master suite, spacious and bright, with a private bathroom and its own balcony.

From the living room, there is access to a spectacular 60 m² terrace, a true dream space to relax, enjoy outdoor meals or take in the views. The terrace also features a private pool, making this property an exceptional option in Empuriabrava.

On the lower floor, the property offers two en-suite bedrooms, each with its own private bathroom. One of them also has a balcony. In addition, this floor includes a guest toilet.

The property is equipped with electric heating and reversible air conditioning, ensuring maximum comfort at any time of year. It also includes a private parking space in the underground garage and a storage room.

Its location is another of its great attractions: just 800 metres from the beach and close to the port, it allows you to fully enjoy the Mediterranean lifestyle, nautical activities and the unique atmosphere of Empuriabrava.

An exclusive home, hard to find, ideal as a main residence, second home or investment. A unique opportunity not to be missed.

Transaction:	Sale	Category:	Flat / Appartment
Situation:	Empuriabrava	Parking:	Yes
Washing machine:	Yes	Utility room/area:	Yes
Terrace:	60 m ²	Central heating:	Yes
Air conditioning:	Yes	Lift:	Yes





