



Central house with tourist license and pool-ready plot in Empuriabrava

Central house for sale in Empuriabrava, with tourist license and land suitable for a pool. An ideal opportunity to live, invest, or enjoy the Costa Brava.

We present this fantastic house located right in the center of Empuriabrava, a privileged location that allows you to enjoy all services just a few steps away: shops, restaurants, supermarkets, leisure areas, and the beach only a few minutes' walk away.

With 120 m² built on a 331 m² plot, the property offers a comfortable, bright, and functional layout, ideal both for year-round living and for enjoying holidays on the Costa Brava.

On the ground floor, there is a spacious and bright living-dining room with an open-plan kitchen, a modern and welcoming space designed for enjoying time with family or friends. The

550.000 €



120 m2



331 m2



Yes



Yes



3



2



Pending

connection between the living area and the kitchen provides a greater sense of space and comfort. On this same floor, there is also a guest bathroom and direct access to the garage, adding practicality to everyday life.

On the first floor, the night area is located, consisting of three bedrooms with good natural light and a full bathroom serving this level. The rooms offer a pleasant and versatile atmosphere, easily adapting to each family's needs.

One of the great attractions of this property is its 331 m² plot, with space for a swimming pool. This offers the possibility of building a private pool and designing a tailored outdoor area, with a garden, terrace, or chill-out space, turning the house into a true oasis in the heart of Empuriabrava.

In addition, the house has a tourist license, a very important added value that makes it an excellent investment opportunity, with strong rental potential in one of the most sought-after areas of the Costa Brava.

A complete property, well located, and with many possibilities. Ideal as a primary residence, a second home, or a tourist investment with immediate return.

Transaction:	Sale	Category:	House
Situation:	Empuriabrava	Parking:	Yes
Utility room/area:	Yes	Terrace:	Yes
Central heating:	Yes	Air conditioning:	Yes





