



House for sale with garden and the possibility to build a pool, Empuriabrava.

House for sale with the possibility of a 10x3 mooring and only 700 meters from Empuriabrava Beach. An excellent opportunity to enjoy the coast in a privileged location.

Discover this cozy home located next to one of the most picturesque ports in Empuriabrava, in a quiet, pleasant residential area that is perfectly connected. An ideal property for those looking to enjoy the Mediterranean lifestyle, surrounded by canals, peace and quiet, and just a few minutes from all services.

The house sits on a plot with a large private garden that offers multiple possibilities for enjoyment. Its generous outdoor space allows for the construction of a swimming pool, creating a true oasis to make the most of the excellent Costa Brava climate all year round.

375.000 €



70 m2



144 m2



2



2



1



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Outside, there is a pleasant terrace, landscaped areas, space to relax outdoors, and private parking within the property, adding comfort and functionality to everyday life.

The ground floor features a bright open-plan living area. The open kitchen blends seamlessly with the living-dining room, creating a spacious, welcoming and highly functional atmosphere. The fireplace adds warmth and character to the room, while direct access to the terrace allows a smooth connection between indoor and outdoor spaces. This floor also includes a full bathroom.

On the upper floor, there are two bedrooms, one double and one single, both with direct access to a large sunny terrace. This additional outdoor space is perfect for sunbathing, enjoying breakfast outdoors, or relaxing while taking in the surroundings. A second full bathroom completes this floor.

Among its features are aluminum windows with double glazing, ensuring good thermal and acoustic insulation, as well as air conditioning for maximum comfort at any time of year.

As an added value, there is the possibility of acquiring a 10 x 3 meter mooring for just €55,000, an excellent opportunity for boating enthusiasts who want to keep their vessel close to home.

Thanks to its privileged location, its potential for customization, and its pleasant outdoor spaces, this property represents a magnificent opportunity as a permanent residence, a holiday home, or an investment with strong rental potential in one of the most sought-after areas of the Costa Brava.

Transaction:	Sale	Category:	House
Situation:	Empuriabrava	Terrace:	Yes
Central heating:	Yes	Air conditioning:	Yes





