



## Luxury, privacy and endless views in the best area of Puig Rom

Property with garden and pool, featuring spectacular views of the Mediterranean. An ideal opportunity to enjoy an exclusive and privileged setting.

Located in one of the most exclusive and privileged areas of Roses, in the upper part of Puig Rom, this magnificent property offers 215 m<sup>2</sup> built on a 305 m<sup>2</sup> plot. It stands out for its impressive panoramic views over the entire Bay of Roses, the Mediterranean Sea and the charming town center.

Situated at Pujada Puig Rom, 80, the property enjoys a peaceful and privileged residential setting, offering the perfect combination of privacy and convenience. Just a two-minute drive from the center of Roses, it provides easy access to all local services, shops, restaurants and beaches in the area.

**895.000 €**



215 m2



305 m2



Yes



3



2



1



Pending

The house features 3 spacious bedrooms and 2 full bathrooms, arranged in bright spaces carefully oriented to make the most of natural light and the spectacular views. It also includes an independent studio of approximately 20 m<sup>2</sup>, ideal as a professional office, guest accommodation, workroom or multifunctional space according to each owner's needs.

One of the most notable features of the property is its exceptional rooftop solarium terrace. From this privileged space, you can enjoy unbeatable views over the whole Bay of Roses, making it the perfect place to relax, enjoy the Mediterranean climate, host outdoor gatherings or take in some of the most spectacular sunsets on the Costa Brava.

The exterior has been designed to offer different areas for enjoyment, with pleasant landscaped zones surrounding the house and creating ideal spaces for relaxation and outdoor living. The private pool, located in an elevated and privileged position, offers outstanding views that add a unique and exclusive character to the property.

The home also includes outdoor parking for two vehicles, a particularly valued feature in this residential area.

Thanks to its excellent orientation, generous outdoor spaces and privileged location, this property brings together qualities that are difficult to find in a single home: privacy, panoramic sea views, garden, pool and excellent access to the center of Roses.

A unique opportunity for those looking for a high-end primary residence or an exclusive second home in one of the most sought-after enclaves on the Costa Brava.

<b>Transaction:</b>	Sale	<b>Category:</b>	House
<b>Situation:</b>	Canyelles-Almadrava-puig-rom	<b>Parking:</b>	Yes
<b>Washing machine:</b>	Yes	<b>Utility room/area:</b>	Yes
<b>Terrace:</b>	Yes	<b>Central heating:</b>	Yes
<b>Air conditioning:</b>	Yes		





