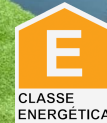




Castelló d'Empúries - Detached house



4 Bedrooms
2 Bathrooms
190 Area (m²)
438 Land Area (m²)
 Garage
 Swimming Pool



1 000 000 €
(EUR €)

Magnificent detached villa with swimming pool and 14 meter mooring

Magnificent detached villa with 14 meter mooring, ideally located on the canal, close to the sea exit and the city center of the Marina of Empuriabrava.

With a total area of 190 square meters and a plot of 438 square meters, this villa is perfect for those looking for elegance and comfort.

This villa has a rare 14-meter mooring, ideal for sailing enthusiasts, with easy and direct access to the port.

A jib crane with winch on the pontoon will also allow you to put your jet ski out of the water.

As soon as you walk through the doors of this property renovated in 2019, you will immediately be enchanted by the luxurious amenities it offers. A private heated swimming pool, a 50 square metre bioclimatic terrace, a well-kept garden, a large garage and an electric gate await you, providing a



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perfect outdoor living space for relaxing and entertaining.

The interior of the villa is equally stylish, with high-end amenities such as reversible air conditioning, double glazing and electric shutters in every room as well as fitted wardrobes.

You will find on the ground floor a living room and open fitted kitchen, a spacious air-conditioned bedroom opening onto a shaded terrace, a bathroom with toilet.

Upstairs, three air-conditioned bedrooms and a bathroom.

In addition, the villa is fully furnished and equipped with a high-performance alarm system, providing a warm, welcoming and secure setting for your family and guests.

The location of this villa is also a major asset. Close to amenities such as the town centre, beach, restaurants, shops, this property offers easy access to everything you might need. In addition, the view of a main canal adds a touch of serenity to this already stunning property.

This villa has a tourist license that will allow investors to enjoy a good return.

Don't miss out on this unique opportunity to acquire a luxury villa in one of the most sought-after cities in the region. Contact us today to arrange a viewing and experience for yourself all that this property has to offer.

Property Features

- Heating
- Washing machine
- Air conditioning
- Central vacuum system
- Walk-in wardrobe
- Radiators: Electric
- Pool type: Private
- Garden type: Private garden
- Proximity: Airport, Mountain, Beach, Golf course, Shopping, Restaurants, City, Open field, Hospital, Pharmacy, Public Transport, Schools, Public Swimming Pools, Playground
- Built year: 1971
- Laundry
- Parking
- TV
- Dishwashing machine
- Fitted wardrobes
- Equipped kitchen
- Safe
- Pool
- Garden
- Garden M2: 238
- Pergola
- Floors: 1
- Double parking space
- Mooring: 14m
- Rooftop
- Security alarm



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- Open kitchen
- Views: Marina view, Pool view
- Satellite TV
- Electric shutters
- Electric gates
- Pantry
- Walking distance to beach
- Quiet Location
- Parking space
- Barbecue
- Uninterrupted views
- Solar orientation: North, West
- Renovation year: 2019
- Terrace
- Furnished
- Parking places number: 3
- Double glazing
- Electric garage gate
- Automatic irrigation
- Main drainage
- Kitchen
- Central location
- Well
- Security door
- Energetic certification: E
- Mains water
- Rental licence
- Garage
- Parking places



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