

**EV363**
**Empuriabrava**
**795000 EUR**

 184 m<sup>2</sup>

 495 m<sup>2</sup>


3



3



✓, ✓



✓



13.00 m

EMPURIABRAVA : Superb villa with pool and mooring. On the ground floor you will find a parking space, a garage with automatic door, a fully equipped American kitchen, a spacious and bright living room all opening onto a large covered terrace, a bedroom en suite with its bathroom. water and a library area with a view of the swimming pool. Upstairs, this house is composed of a bedroom with its bathroom and its dressing room, another bedroom and another bathroom, the two bedrooms have access to a terrace, an independent WC. Outside, there is a beautiful swimming pool, a garden with trees and a mooring of 13 x 3 meters.

Private garden

American fully equipped kitchen

Partly furnished

#### Environment:

Beautifully located, Quiet neighbourhood, Residential zone

#### View:

Canal / River view, Terrace / Swimming pool view

#### Features - Inside:

Breakfast bar, Dressing room, En suite bathroom, Fireplace insert

**Features - Outside:**

Automatic gate, Double glazed windows, Fenced yard, Large balcony, Large bay windows

**Rooms:**

bedrooms

3 bathrooms

2 ensuite bathrooms

1 extra toilets

1 living rooms

1 dining rooms

1 office rooms

Mooring for motorboat with height above waterline < 2,80 m

Length

13.00 m

Width

3.00 m

Depth

2.00 m

