



## 5 BEDROOM DETACHED HOUSE

# 343.000 €

For sale in Llança: Magnificent 2-level detached house in impeccable condition, ideally located in a peaceful residential area, a few steps from the town center and the beach. The ground floor has a self-contained 2 bedroom apartment, perfect for entertaining or renting out. The first floor offers 3 spacious and bright bedrooms. Enjoy easy parking in front of the house. The terraced garden, decorated with lush Mediterranean vegetation, has a summer kitchen and multiple outdoor relaxation and dining areas. A rare opportunity not to be missed!

Transaction:	Sale	Category:	Single family house
Situation:	Calle BATERIA, 35, Llança, Alt Empordà	Built area:	136 m <sup>2</sup>
Useful area:	128 m <sup>2</sup>	Occup. cert.:	
Condition:	Good condition	Rooms:	5
Bathrooms:	2 bathrooms , 1 toilet	Washing machine:	Yes
Utility room/area:	Yes	Terrace:	25 m <sup>2</sup>
Garden:	200 m <sup>2</sup>	Central heating:	Yes
Air conditioning:	Yes	Plot:	246



# RÊVE IMMO

EXPERT IMMOBILIER

ref. 16/5344

Furnished: Yes