



Renovated studio with tourist license for sale – Ready to move in or rent out! **98.000 €**

A cozy studio is for sale, fully renovated just a year ago, located on the ground floor of a building in a quiet and well-regarded area of Empuriabrava. Only a 20-minute walk from the beach and the town center, this studio offers comfort, functionality, and an excellent location. The property is sold fully furnished and equipped, ready to move in or to start earning rental income immediately, thanks to its active tourist license. Air conditioning ensures comfort all year round.

Shops, services, and all essentials are within walking distance, making this an ideal option for a second home or a vacation rental investment.

Key features:

- Fully renovated 1 year ago
- Ground floor
- Sold furnished
- Air conditioning
- Tourist license
- Good location, near shops
- 20-minute walk to the beach and Empuriabrava center

An opportunity not to be missed!

Transaction:	Sale	Category:	Studio
Situation:	Sector Port Emporda, 3 00-17, Empuriabrava, Alt Empordà	Built area:	25 m <sup>2</sup>
Useful area:	25 m <sup>2</sup>	Occup. cert.:	
Condition:	Restored	Bathrooms:	1 bathroom
Central heating:	Yes	Air conditioning:	Yes
Furnished:	Yes		