



Cozy Studio with Enclosed Terrace in the Flamicell Area

69.000 €

This cozy studio is located on the third and top floor of a building without an elevator, offering peace and privacy. It is situated in the Flamicell Sector, a practical and well-connected area, close to shops and only 2.2 km from the sea.

It features a well-distributed space where the open-plan kitchen is integrated with the living-dining area, creating a practical and comfortable environment. The living area includes air conditioning, ensuring comfort throughout the year.

From this room, you can access a fully enclosed terrace, perfect for enjoying it all 365 days of the year, whether as a relaxation area, workspace, or additional dining area.

The studio also includes a full bathroom with a bathtub. It is sold fully equipped and ready to move into, ideal as a first home, investment, or urban getaway.



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ref. 2/6232

Transaction:	Sale	Category:	Flat
Situation:	Calle Flamicell, 30 3-10, Empuriabrava, Alt Empordà	Built area:	25 m ²
Useful area:	20 m ²	Occup. cert.:	
Condition:	Good condition	Bathrooms:	1 bathroom
Terrace:	5 m ²	Central heating:	Yes
Air conditioning:	Yes	Furnished:	Yes