



PUIGMAL Cozy house with a garage, a sunny terrace and a tourist license

195.000 €

<p>Modern and very well-maintained house with a tourist license for sale in the Puigmal area of Empuriabrava. Located in a quiet neighborhood with excellent connections to the road between Roses and Figueres, this property offers the perfect combination of comfort, investment, and quality of life.</p><p>
<p><p>Distributed over two floors, the ground floor features a bright living-dining room with an open-plan kitchen and direct access to a pleasant terrace, a guest toilet, and a private garage. On the first floor there are two bedrooms with built-in wardrobes, a full bathroom with a shower, and a second terrace.</p>
<p><p>Thanks to its excellent south-facing orientation, the home enjoys abundant natural light throughout the day, creating warm and welcoming spaces in every season.</p>
<p><p>As added value, it includes gas radiator heating, air conditioning, aluminum carpentry, and double-glazed windows, ensuring comfort and energy efficiency.</p>
<p><p>A property ready to move into or generate income from day one thanks to its tourist license.</p>
<p><p>Come and visit it and let yourself fall in love with its charm and potential.</p>



EXPERT IMMOBILIER

ref. 24/6568

Transaction:	Sale	Category:	Single family house
Situation:	Calle PUIGMAL E1, Empuriabrava, Alt Empordà	Built area:	89 m ²
Condition:	Good condition	Rooms:	2
Bathrooms:	2 bathrooms	Garage:	Yes
Central heating:	Yes	Air conditioning:	Yes
Furnished:	Yes		