



**For sale spectacular property of 338 sqm on a 875 sqm plot with a 25-meter mooring.**

**This house features 6 bedrooms, 4 bathrooms, and 2 kitchens.**

We are pleased to present you with a spectacular property of 388 m2 built on a 875 m2 plot, with 25 meters located next to the entrance of the marina and a 25-meter mooring.

Below we detail the property.

Main floor, it offers a spacious living-dining room with fireplace and direct access to the garden. A fully equipped open kitchen ideal for gastronomy lovers. A fantastic suite with private bathroom that guarantees privacy and comfort, a double bedroom, a bathroom, a guest toilet for the convenience of your guests, a study, perfect for working from home, a versatile room of 25 m2 adaptable to your needs.

On the cozy upper floor, a living room with open kitchen and access to a terrace, three double bedrooms, including a suite with private bathroom and terrace

**Price: 1.197.000 €**

access, and another complete bathroom serving the other rooms.

Landscaped exteriors, with fruit trees that bring freshness and color to the space, a solarium terrace around a magnificent 9x4 m swimming pool with a motorized roll-up cover, ideal for relaxation. Beautiful outdoor kitchen perfect for enjoying meals with family or friends, taking advantage of the Mediterranean climate. Parking and garage with access from the house.

Spectacular 25-meter mooring that allows for a boat, a dinghy, and a jet ski platform.

Extras: outdoor kitchen, pool with roll-up cover, air conditioning, motorized gate, pergola.

Transaction:	Sale	Category:	House with mooring
Municipality:	Alt Empordà	Surface area:	388 m <sup>2</sup>
Rooms:	6	Bathrooms:	4 bathrooms , 1 toilet
Parking:	Yes	Garage:	Yes
Washing machine:	Yes	Utility room/area:	Yes
Terrace:	Yes	Garden:	Yes
Mooring:	Yes	Swimming pool:	Yes
Central heating:	Yes	AA/CC:	Yes
Land:	875 m <sup>2</sup>	Mooring:	25 m