









## For sale – Stunning penthouse with two terraces, 3 bedrooms and open views in Santa Margarita (Roses)

Located in a modern, secure residence with swimming pool and caretaker, this top-floor apartment stands out for its comfort, brightness, and exceptional outdoor spaces. With an interior surface of 90 m², it offers a spacious and light-filled living room with open-plan kitchen, three bedrooms including a master suite, and a second full bathroom. The finishes are neat and the property is in excellent condition.

A first 13 m² terrace, facing southwest, extends the living space and opens onto wide, unobstructed views of the Aiguamolls. Above, accessed via an exterior staircase, a superb private rooftop terrace of 97 m² allows you to fully enjoy the Mediterranean climate in peace.

The property includes two underground parking spaces and a private storage room of 10 m<sup>2</sup>.

All this in a quiet environment, close to the beaches, shops and marina.

A rare apartment thanks to its generous outdoor areas, impeccable condition, and prime location.

**Transaction** Sale **Category** Flat

Municipality Alt Empordà
Surface area 187 m²

Rooms

Bathrooms 2 bathrooms, 2 toilets
Garage Surface area

Garage Si

Washing machine Yes
Utility room/area Yes
Terrace Yes
Swimming pool Yes

Central heating Yes
Air conditioning Yes
Lift Yes

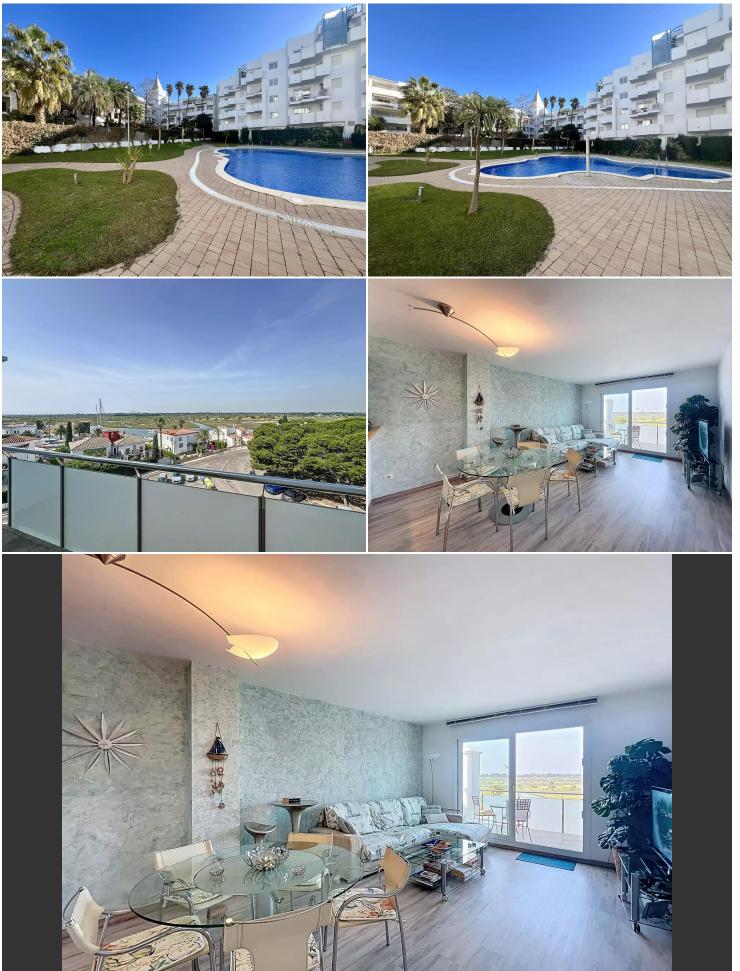
Lift Yes Furnished Yes

365.000 €









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