



## Penthouse for sale, Carrer Montgó 1, Eixample - Horta Capallera, Figueres

For sale, a single-level penthouse, a truly exceptional property with no equivalent in the city. With 292 m<sup>2</sup> of built area and nearly 100 m<sup>2</sup> of private terraces, it offers a high-end residential experience designed for those who seek space, natural light and total privacy in the very heart of the city.

The property features four bedrooms, including an elegant master suite with dressing room and private bathroom, as well as a second full bathroom. Its carefully designed layout is complemented by a separate kitchen and an independent laundry room, ensuring functionality and order without sacrificing style. The spacious living-dining room, flooded with natural light and offering open views, connects seamlessly with the terraces, creating a particularly pleasant and exclusive indoor-outdoor flow.

The apartment is delivered fully equipped and ready to move into, following a recent high-quality renovation designed for maximum comfort. It combines parquet and tiled floors and includes air conditioning, central heating, fireplace, electric blinds, a bioclimatic pergola and ceiling-integrated lighting systems with movable panels, adding warmth, versatility and character to every space.

It includes a private parking area of approximately 70 m<sup>2</sup>, with capacity for two vehicles and a commercial-use license, located within the same building. The property also benefits from well-maintained communal areas and concierge service, enhancing comfort and security. There is also the possibility of a third parking space in the communal area.

A unique property distinguished by its brightness, tranquillity and absolute privacy, located in the centre of Figueres. Ideal for those who value the exceptional, comfort and an exclusive, discreet lifestyle with no compromises.

Located in the heart of Figueres, just steps from the park, the hospital and all services, with excellent access to the AP-7 motorway and the high-speed train to Barcelona, Girona and France. A privileged location that makes this unique property the perfect choice both as a main residence and as a high-end second home.

Transaction	Sale
Category	Flat
Work category	New construction
Municipality	Alt Empordà
Surface area	292 m <sup>2</sup>
Rooms	4
Bathrooms	2 bathrooms
Parking	Yes
Central heating	Yes
Air conditioning	Yes
Lift	Yes

523.000 €

