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Unique opportunity in Mas Matas, Roses — Semi-detached house with private plot, ready for your renovation project

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Picture your own summer home in Roses, designed exactly the way you want it. This semi-detached house with ground floor and attic, set on a private 165 m² plot with parking and covered terrace, is the perfect canvas to create your Costa Brava retreat.

Ground floor: one bedroom, living-dining room, equipped kitchen and bathroom with bathtub. Attic: a second bedroom and private solarium. Full renovation needed — and that's exactly what makes it a great deal: accessible entry price with exceptional potential, just minutes from Roses town centre and the beach.

Built area: 54 m² | Terraces: 14 m² | Solarium: 4 m² | Plot: 165 m² | In need of renovation | Habitability certificate: being processed | EPC: being processed | ITP: current rate | Notarial and registration costs according to official rates |

Transaction	Sale
Category	House
Work category	New construction
Situation	Calle ARGENTERA 9 null, Roses, Alt Empordà
Built area	56 m ²
Condition	To Restore
Rooms	2
Bathrooms	1 bathroom
Terrace	14 m ²
Plot	165 m ²
Furnished	Yes

178.000 €

