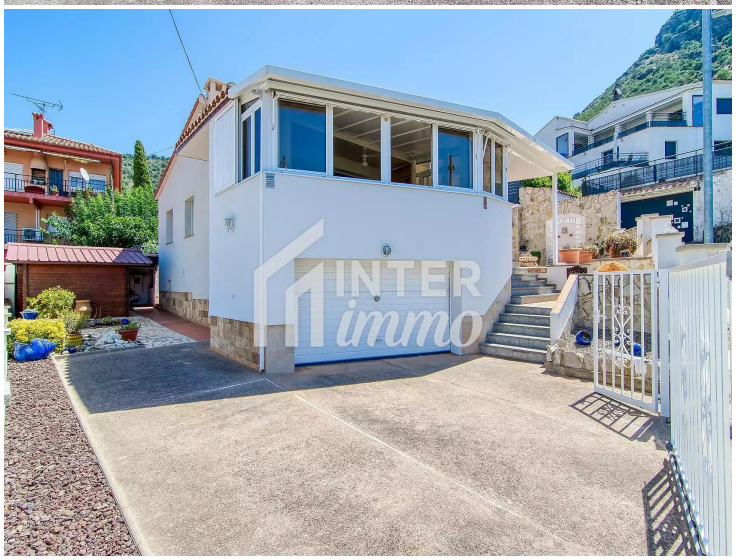








ref. ITR-1472

Detached house with 3 bedrooms in Roses, Costa Brava

Located in Roses, on the Costa Brava, in a particularly quiet residential street, this detached house benefits from a south-facing orientation and pleasant open views. It is just a five-minute walk from the town center and the beach.

Built on a plot of approximately 437 m², it offers approximately 217 m² of built area, of which around 106 m² is habitable space.

The living area comprises a living-dining room, a kitchen, three bedrooms including one en-suite, a second bathroom and a separate toilet.

The property also features a vast basement with garage, providing ample parking and storage space, as well as various development possibilities.

Very carefully maintained, the house is in excellent overall condition. The roof is in excellent condition and complete external insulation has been installed, ensuring excellent thermal insulation and comfortable living throughout the year.

A bright and perfectly maintained house, ideal as a primary or secondary residence in Roses, in close proximity to the town, the sea and all amenities.

Transaction	Sale
Category	House
Situation	CALLE DEL RIU BESOS 1, Roses, Alt Empordà
Built area	217 m^2
Useful area	95 m^2
Condition	Good condition
Rooms	3
Bathrooms	2 bathrooms , 1 toilet
Garage	Yes
Utility room/area	Yes
Terrace	Yes
Garden	Yes
Central heating	Yes
Plot	437 m^2

639.000 €



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