



## 68 m<sup>2</sup> apartment in Roses (Santa Margarida) 1400 meters from the sea

Located just 1,400 meters from the beach, this comfortable 68 m<sup>2</sup> apartment is an excellent opportunity for those looking for a property to renovate to their liking. The apartment has a double bedroom, a full bathroom, and an additional toilet.

It also benefits from a southeast orientation, guaranteeing excellent natural light throughout the day.

### Key Features:

- Accessible for people with reduced mobility
- Built-in wardrobes in the bedroom
- Elevator for added comfort
- Large shared garden
- Shared pool, ideal for summer use
- Glazed terrace with sea views
- Supermarkets and restaurants nearby
- Very bright and quiet environment

This property offers great potential, perfect for those looking to personalize it and enjoy a privileged location on the Costa Brava.

Don't miss the opportunity to live just a stone's throw from the sea! For more information or to arrange a visit, please do not hesitate to contact us.

Transaction	Sale
Category	Flat
Municipality	Alt Empordà
Surface area	53 m <sup>2</sup>
Rooms	1
Bathrooms	1 bathroom , 1 toilet
Terrace	Surface area
Swimming pool	Yes
Lift	Yes

142.000 €





