



Apartment in front of the sea in Rosas with a magnificent view on the sea

Beachfront apartment with a 256 m² terrace and a private, closed parking space included in the price

Beachfront apartment in Rosas, with magnificent sea views. Direct access to the promenade, just steps from the beach and all amenities: restaurants, bars, shops, marina... can you imagine listening to the sound of the waves from your terrace or living room?

The apartment originally had two bedrooms, but the living area was enlarged with the space that occupied one of them. To create two bedrooms, simply add a partition in the living room.

The current bedroom has its own full bathroom with a shower, and there is also another full bathroom with a shower that could be used to create a second en-suite bedroom with its own bathroom (if the option ultimately turns out to be two bedrooms).

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The apartment includes a 24 m² (24 sq m) garage for 1 car and a storage room (both included in the sale price). The building has an elevator.

Recently renovated, the apartment is equipped with air conditioning and heating (air conditioning in the living-dining room and bedroom). This is a fantastic opportunity to acquire an apartment ideally located in Rosas, ideal for living as a primary residence or vacation home.

The apartment features two magnificent terraces with panoramic sea views, totaling 256 m² (2,760 sq m). In addition to these 256 m² (2,760 sq m), there are 73 m² (7,800 sq m) of built-up interior space (62.71 m² (6,600 sq m)). An incomparable setting for enjoying the sun, lunching and dining al fresco at any time of day. Its south-facing orientation guarantees optimal sunlight throughout the day. One of the terraces is accessible from the living-dining room through a sliding glass door. The other is accessible from the first terrace. Both are open and offer direct sea views (the first terrace is equipped with an awning, while the second can accommodate parasols or a pergola).

The living room, dining room, and kitchen form a single open-plan space. The door leading to the terrace and the large bay windows let in natural light. They also allow you to enjoy the spectacular sea views from every corner of the living room, dining room, and kitchen.

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| Transaction | Sale |
| Category | Apartment with sea view |
| Municipality | Alt Empordà |
| Surface area | 95 m ² |
| Rooms | 1 |
| Bathrooms | 1 bathroom , 1 toilet |
| Parking | Yes |
| Lift | Yes |
| Furnished | Yes |

675.000 €

