



## FOR SALE - Bright Apartment with Large Terrace in Salatar, Roses

Light, space and coastal comfort just 50 m from the beach

In the coveted neighborhood of Salatar, this 100 m<sup>2</sup> apartment offers the feeling of living in an eternal summer. It is accessed like a vacation home: light floods every room, creating a warm atmosphere, and a 25 m<sup>2</sup> south-facing terrace where you can imagine sunny breakfasts and long summer evenings. Independent kitchen with direct access, two double bedrooms, parking, elevator, and new carpentry complete a property that captures the essence of the Costa Brava and invites enjoyment with family and friends.

The indicated price does not include taxes or expenses related to the purchase (ITP or VAT, notary fees, property registration, and management fees).

The real estate agency fees are included in the price.

The property is sold in its current state.

The information provided is for guidance purposes and may be subject to unintentional errors or omissions.

Transaction	Sale
Category	Flat
Situation	Calle Del Berganti, 6 1 01-07, Roses, Alt Empordà
Built area	100 m <sup>2</sup>
Useful area	64 m <sup>2</sup>
Occup. cert.	
Condition	Good condition
Rooms	2
Bathrooms	1 bathroom , 1 toilet
Parking	Yes
Terrace	25 m <sup>2</sup>
Lift	Yes
Furnished	Yes

275.000 €



