



## GROUND FLOOR APARTMENT IN EMPURIABRAVA WITH CANAL VIEWS

???? Studio in Empuriabrava near the sea, ideal for investment

Functional 30 m<sup>2</sup> ground floor studio with terrace, located 650 m from the sea and facing a canal.

???? Investment opportunity

Stressed area, not a large property holder.  
 Certificate: CHG01545024001  
 Energy: 83F0Z6NJ3 - G / 392 - G / 77  
 Costs: €650/year  
 Price: €162,500

In compliance with Law 3/2017, fees are included. The price does not include costs such as notary, land registry, applicable taxes (ITP or VAT + AJD), nor other costs inherent to the purchase.

|              |  |
|--------------|--|
| Transaction  | Sale   |
| Category     | Studio   |
| Situation    | Sector Poblat Típic, 19, Empuriabrava, Alt Empordà |
| Built area   | 23 m <sup>2</sup>                                  |
| Useful area  | 20 m <sup>2</sup>                                  |
| Occup. cert. | CHG01545024001                                     |
| Condition    | Good condition                                     |
| Bathrooms    | 1 bathroom   |

145.000 €



