



## Top floor apartment with spacious terrace in Santa Margarita Roses for sale

We present this top floor apartment in Santa Margarita (Roses), one of the most sought after areas thanks to its proximity to the beach, its peaceful atmosphere and its wide range of shops and services. Located on the fifth and top floor of a building with a lift, this property stands out for its brightness, functionality and an exceptional terrace.

### Layout

The apartment features a bright living/dining room with an integrated open plan kitchen, creating a practical and welcoming space. From here, you access a large 11 m<sup>2</sup> glazed terrace with a barbecue, perfect for year round enjoyment.

It also includes:

1 double bedroom

1 bathroom with bathtub

Private storage room

54 m<sup>2</sup> built

### Building and location

Located in a privileged area of Santa Margarita, just minutes from the beach and surrounded by shops, restaurants and walking areas.

The building has a lift and is in good condition.

### Optional garage

There is the option to purchase a private garage, a highly valuable feature in this coastal area.

### Why it's a great opportunity

Top floor with maximum natural light and privacy

Glazed terrace with barbecue

Excellent location close to the beach

Building with lift

Ideal for holidays, investment or couples

Transaction	Sale
Category	Flat
Situation	Calle De La Punta Del Mig, Roses, Alt Empordà
Built area	54 m <sup>2</sup>
Occup. cert.	CHG00623626001
Condition	Good condition
Rooms	1
Bathrooms	1 bathroom
Utility room/area	Yes
Terrace	11 m <sup>2</sup>
Lift	Yes
Furnished	Yes

179.000 €

