



Exclusive Apialia Costa Brava. Discover your new home in the Mas Pere development in Calonge and Sant Antoni. Situated on a large 655 m<sup>2</sup> plot, this house offers endless possibilities.

The main floor is distributed into an entrance hall, living-dining room with a fireplace, open kitchen, 3 bedrooms with built-in wardrobes, 1 bathroom, and a pleasant terrace. On the first floor, there is another double bedroom and a toilet. The basement floor of the house includes a 40 m<sup>2</sup> garage and an additional space that you can convert into whatever you need.

This property offers a serene and secure environment, perfect for large families or those who need additional space for an office or studio. Whether you are looking for a renovation project to turn it into your permanent home or a profitable investment in a high-demand area, this house is ideal.

Calonge and Sant Antoni are known for their natural beauty, beaches, hiking trails, and enviable Mediterranean climate. Live in a place where quality of life is a priority, surrounded by nature and with all amenities at your fingertips. Don't miss

Price: **310.000 €**

this unique opportunity to acquire a property with so much potential. Contact us today to schedule a visit!

**APIALIA PRODUCT. PURCHASE EXPENSES NOT INCLUDED: 10% ITP + Notary fees + Land Registry.**

|              |                    |                  |                    |
|--------------|--------------------|------------------|--------------------|
| Transaction: | Sale               | Category:        | Villa              |
| Situation:   | Baix Empordà       | Surface area:    | 153 m <sup>2</sup> |
| Rooms:       | 4                  | Bathrooms:       | 2 bathrooms        |
| Parking:     | Yes                | Washing machine: | Yes                |
| Plot:        | 655 m <sup>2</sup> |                  |                    |