



Exclusiva APIALIA COSTA BRAVA, presents this impressive detached house/villa with a unique design, and in excellent condition. With its turret as a detail of the builder and an area of 167 m², on a plot of 600 m², this house is divided into two independent homes, with two kitchens and two living rooms and several bedrooms and each with its own entrance and connected by an internal door, making it perfect for large families or those looking for extra space for guests.

Each home has two large double bedrooms with wardrobes and a complete bathroom, a fully equipped kitchen and a cosy living-dining room. The upper part of the house has two rooms and a terrace that offers spectacular views over the sea and the charming town of Palamós and its entire bay of Sant Antoni de Calonge. In addition, you will enjoy air conditioning and solar panels, ensuring a comfortable and energy efficient home throughout the year.

The private urbanization where this gem is located, offers a community pool, tennis court and a children's area, providing entertainment and relaxation for the whole family. Despite its peaceful setting, the property is conveniently located close to shops, restaurants and beautiful beaches, giving you the best of both worlds.

Price: **395.000 €**

A unique opportunity that you cannot pass up. Come see your future home and fall in love with every corner!

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

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| Transaction: | Sale | Category: | Villa |
| Municipality: | Baix Empordà | Surface area: | 167 m ² |
| Rooms: | 5 | Bathrooms: | 2 bathrooms |
| Parking: | Yes | Swimming pool: | Yes |
| Central heating: | Yes | Land: | 600 m ² |