



## Villa with 26 m mooring in wide canal for sale in Empuriabrava, large plot and swimming pool, don't miss it!

Villa with large plot of 776 m<sup>2</sup> on the canal, with mooring of 26 m and 5 bedrooms.

Spacious villa on the Grand Canal for sale in Empuriabrava, near the exit to the sea, in the area of Cap Ras. This villa can be divided into two houses or one large house. It has two kitchens, four bathrooms, five bedrooms, garage, swimming pool, terrace and garden. This villa has a huge potential and offers magnificent views over the canal. The windows are partly aluminum with double glazing, and it has alarm and air conditioning. Ideal for investment or seasonal rental!

|                   |                    |
|-------------------|--------------------|
| Transaction       | Sale               |
| Category          | House with mooring |
| Surface area      | 276 m <sup>2</sup> |
| Rooms             | 5                  |
| Bathrooms         | 4 bathrooms        |
| Parking           | Yes                |
| Garage            | Yes                |
| Utility room/area | Yes                |
| Terrace           | Yes                |
| Garden            | Yes                |
| Mooring           | Yes                |
| Swimming pool     | Yes                |
| Air conditioning  | Yes                |
| Land              | 776 m <sup>2</sup> |
| Furnished         | Yes                |
| Canal             | Yes                |

1.250.000 €













