



## Splendid studio 50m from the beach, completely renovated with TOURIST LICENSE

A splendid studio for sale just 50 meters from the Empuriabrava beach, perfect for those who want to live a few steps from the sea. The apartment is equipped with air conditioning, guaranteeing comfort and freshness even on the hottest days.

The property has a tourist license, making it an excellent opportunity for short or vacation rentals. The studio is sold fully furnished, with modern and functional furniture, ready to be used without the need to make major investments.

The kitchen is fully equipped with quality appliances, while the bathroom is elegant and well finished. The large window offers a splendid view, ensuring a relaxing and bright atmosphere.

The strategic location of this studio makes it an ideal option both as a habitual residence and as a real estate investment. The proximity to the beach, restaurants, shops and local services of Empuriabrava guarantees an exceptional quality of life. Don't miss the opportunity to acquire this gem by the sea!

Transaction	Sale
Category	Studio
Surface area	26 m <sup>2</sup>
Bathrooms	1 bathroom
Terrace	Surface area
Air conditioning	Yes
Lift	Yes
Furnished	Yes

85.000 €







