ref. IM-01582



Spectacular newly built designer house in Calonge, Costa Brava, with first-class finishes

Unique opportunity to build your ideal home on the Costa Brava. We offer you a high-standing house project in a privileged environment, in one of the best areas of the Costa Brava, a few minutes from the beach and located on a 7000 m² plot with maximum privacy.

Located on a quiet street in the exclusive Vizcondado de Cabanyes urbanization, this house project is perfect for those seeking privacy and luxury, integrating perfectly into nature, but with the convenience of being close to the urban center of Calonge and a few minutes from the best beaches of the Costa Brava.

This high-end design house has a constructed area of ??267 m² and is composed of 3 bedrooms, 3 bathrooms, a studio with multiple uses, an outdoor terrace, laundry room, swimming pool and garage.

The hall is accessed by stairs, from where you reach the main house on the right

Price: **150.000 €**

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Girona, Espanya

and the garage and study on the left. On the underground floor there is a large garage, a laundry room, and a utility room and pool.

On the ground floor, the space is distributed in a cozy hall, an open concept kitchen-dining-living room that invites coexistence, a full bathroom, and a hallway that leads to the staircase and the study, ideal for various activities.

The first floor has a double bedroom with an en-suite bathroom, two large double bedrooms, an additional bathroom and a hallway that connects the different spaces. All spaces are interconnected through the hall.

The finishes are of top quality - ask us for the specifications report.

Between the sea and the mountains, the municipality of Calonge fully benefits from the natural wealth and diversity of the Bajo Ampurdán. Its location, between the Gavarres massif and the wide bay of Palamós and Sant Antoni, offers a notable variety of landscapes. The municipality is distinguished as a Family Tourism Destination, awarded by the Catalan Tourism Agency. Here, both families and residents can enjoy an excellent range of leisure and dining options. Girona airport is 35 minutes away and Barcelona is just 1 hour away.

Property status: in project phase
Building license: 2023/10549
Building permit expiration date: 16/04/2030
Responsible for marketing/promotion: Costa Brava Realty S.L.
API Number: 881
AICAT registration number: 12800 Costa Brava Realty S.L.
Located in a stressed zone. Large property holder status.
Not included in the price: 10% VAT, notary and registry expenses according to tariff.
Fees: Real estate management fees are included in the sales price.

Transaction:	Sale	Category:	Villa
Work category:	New construction	Situation:	Miquel Marti i Pol, Calonge, Baix Empordà
Built area:	267 m^2	Useful area:	266 m^2
Condition:	Start of Construction	Rooms:	3
Bathrooms:	3 bathrooms	Parking:	Yes
Utility room/area:	Yes	Terrace:	Yes
Swimming pool:	Yes	Central heating:	Yes
Air conditioning:	Yes	Plot:	6.716 m^2