



**Space, light and location: everything you are looking for.**

Exclusive property from Apialia Costa Brava.

Magnificent terraced house located in Castell d'Aro, in the heart of the Costa Brava. The property has 180m<sup>2</sup> built area, distributed over three floors, offering spaciousness, comfort, and an excellent layout.

Ground floor:

There is a garage with capacity for two cars, a guest toilet with shower, laundry room, and access to a pleasant inner terrace, ideal as a relaxation space or private outdoor area.

First floor:

It features a bright living room with access to a balcony, a spacious kitchen-dining area perfect for everyday living and family gatherings, and a full bathroom.

Second floor:

**Price: 420.000 €**

This is the sleeping area, consisting of four bedrooms, two of them with access to a balcony, and a full bathroom.

An ideal home both as a primary residence or a second home, in a quiet and well-connected location, close to all services and the best beaches of the Costa Brava.

**PURCHASE EXPENSES NOT INCLUDED: Property Transfer Tax + Notary fees + Land Registry.**

Transaction:	Sale	Category:	Townhouse
Municipality:	Baix Empordà	Surface area:	180 m <sup>2</sup>
Rooms:	4	Bathrooms:	3 bathrooms
Parking:	Yes	Washing machine:	Yes
Terrace:	Yes	Land:	470 m <sup>2</sup>
Furnished:	Yes		