



**5 min walk to the beach! Bright apartment with terrace & parking.**

EXCLUSIVE APIALIA COSTA BRAVA.

Magnificent apartment full of natural light, just a 5-minute walk from Sant Antoni beach. The property features 61 m<sup>2</sup> with an excellent layout that makes use of every corner.

The living area features a spacious living-dining room with direct access to a sunny terrace-balcony, the perfect space to enjoy the outdoors or create your own relaxation spot. The kitchen is independent and has a practical covered utility room.

The sleeping area consists of two bedrooms, one of which is an en-suite with a private bathroom, plus a second full bathroom for the rest of the home.

This is a first-floor apartment (no elevator) that stands out for including an outdoor

**Price: 265.000 €**

parking space in the price, a key and highly sought-after feature in the area. Strategically located, just steps away from supermarkets, the bike path, and the iconic Sant Antoni promenade.

An ideal opportunity for investment or as a primary or secondary residence.

**PURCHASE COSTS NOT INCLUDED: ITP (Property Transfer Tax) + Notary + Registry.**

Transaction:	Sale	Category:	Apartment
Municipality:	Baix Empordà	Surface area:	61 m <sup>2</sup>
Rooms:	2	Bathrooms:	2 bathrooms
Parking:	Yes		