

€1,390,000 House / Villa - For sale - Exclusive listing

## Renovated Mediterranean style house with pool for sale in Llafranc

Spain » Costa Brava » Llafranc / Calella / Tamariu » 17221

**4** Bedrooms    **3** Bathrooms    **250m<sup>2</sup>** Floorplan    **765m<sup>2</sup>** Plot size



Contact us today for more information or to arrange a viewing

+34 872 22 32 62 • [costabrava@lucasfox.com](mailto:costabrava@lucasfox.com) • [lucasfox.com](http://lucasfox.com) • Calle Forgas i Elias 6, Begur, Spain

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### OVERVIEW

### Rare opportunity to acquire a detached property with swimming pool within walking distance of the beach in the highly sought-after coastal town of Llafranc.

This detached Mediterranean-style house with a garden and pool is a 10-minute walk to the beach and seaside promenade of Llafranc. The nearest beaches, shops, restaurants, cafés and amenities are all within easy walking distance of the house making this a superb, family friendly holiday home. No need to rely on a car.

It was built in the 1970s and has recently undergone extensive renovation and has been finished to a high standard. It is presented in immaculate condition. Several terrace areas, a lawned garden and swimming pool with wood decking all surround this detached property.

On street level we find an entrance hall and a 1-car garage, the third floor offers an office, guest WC, living room with a fireplace and access to a large terrace with sea views, ideal for outdoor dining, a fully renovated modern kitchen with quality fixtures and appliances, breakfast dining area and access to an outdoor terrace.

On the second floor are a master bedroom with an en-suite bathroom, 2 double bedrooms, and a bathroom with shower, a bedroom with bunk beds and en-suite bathroom and access to the garden. The first floor accommodates the poolside kitchen / bar area, a toilet and shower swimming pool and lawn garden. From the upstairs terrace there are sea views to the Formigas Islands.

Perfect for families or retirees and an excellent rental investment.



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Sea views, Terrace, Swimming Pool, Garden, Private garage, Wooden flooring, Parking, Tourist License, Renovated, Heating, Fireplace, Built-in wardrobes, Barbecue, Air conditioning

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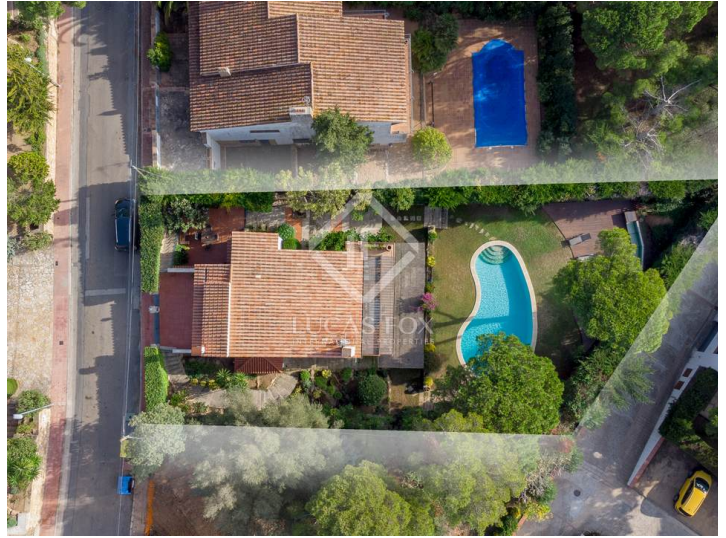
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