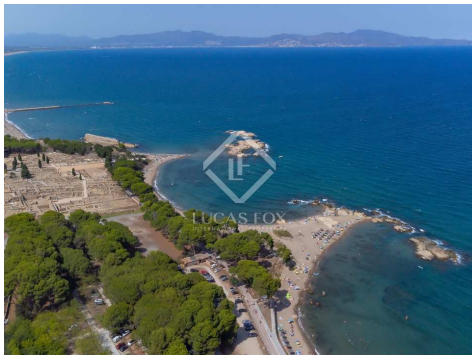


€1,350,000 House / Villa - For sale

## Modern villa with a large private garden located 5 minutes' walk from the beach, in L'Escala, Costa Brava

Spain » Costa Brava » L'Escala / L'Estartit » 17130

**10** Bedrooms    **5** Bathrooms    **300m<sup>2</sup>** Floorplan    **1,045m<sup>2</sup>** Plot size



Contact us today for more information or to arrange a viewing

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### OVERVIEW

**Modern villa on one floor, with the possibility of dividing it into 4 apartments for sale 300 meters from the beach and 5 minutes from the centre of L'Escala.**

Lucas Fox presents this spectacular property with nine double bedrooms, built on one floor, in a quiet neighbourhood with green areas, just a five-minute walk from the beautiful beaches of Empuries in L'Escala.

The house, of modern construction, is located in the protected area of the Empuries ruins and consists of a large garden with a lot of privacy.

If the new owners so wish, the house is designed to be easily transformed into four independent studios, each with its own entrance, a living living room-kitchen, two double bedrooms and a complete bathroom . This option will allow you to enjoy a good potential for profitability, given the location of the property and its characteristics.

For the comfort of its residents, the villa has a home automation system, automatic irrigation in the garden, solar panels for hot water and heating, centralized security, air conditioning and automatic blinds.

Do not hesitate to contact us for more information and to arrange a visit.



[lucasfox.com/go/cbr43389](https://lucasfox.com/go/cbr43389)

Mountain views, Terrace, Garden, Natural light, High ceilings, Views, Transport nearby, Storage room, Solar panels, Renovated, Panoramic view, Open kitchen, Near international schools, Heating, Exterior, Equipped Kitchen, Double glazing, Domotic system, Barbecue, Alarm, Air conditioning

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