

€1,500,000 House / Villa - For sale - New listing

New development of 4-bedroom villas, located a short walking distance from the beach in Llafranc, Costa Brava

Spain » Costa Brava » Llafranc / Calella / Tamariu » 17211

4 Bedrooms **3** Bathrooms **221m²** Floorplan **34m²** Terrace **150m²** Garden



Contact us today for more information or to arrange a viewing

+34 872 22 32 62 • costabrava@lucasfox.com • lucasfox.com • Calle Forgas i Elias 6, Begur, Spain

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OVERVIEW

New development of 4-bedroom villas, located a short walking distance from the beach in Llafranc, Costa Brava.

We invite you to discover these stunning new development villas, already 70% completed, situated in one of the most prime locations on Costa Brava - in the beautiful town of Llafranc. Located in a calm street, just a 4-minute walk from Llafranc beach, these homes will offer tranquility and luxury in equal measure.

This exclusive community comprises only 5 independent villas (only 3 are available), each boasting its own private porch and garden, as well as access to a shared community garden and pool. The villas will enjoy optimal south-westerly aspect, ensuring abundant natural light throughout the whole year.

Spread across two floors, each villa also features an underground level. The overall layout is as follows:

The main floor welcomes you with an airy open-plan living and dining area, seamlessly connected to a fully equipped kitchen and offering direct access to the porch and private garden. A complete bathroom with shower adds convenience to this level.

Upstairs, the main bedroom awaits with its private bathroom and built-in wardrobes, alongside three additional double bedrooms, all equipped with built-in wardrobes and sharing a complete bathroom.

The underground floor hosts a private enclosed garage for two cars, a laundry area, technical room, and storage space. All levels are linked by an interior staircase, ensuring easy access throughout the property.

Specifics of the surfaces of the villas:

Type 1 villas (available villa n. 2)

- total constructed sqm (without porch) = 215 m²
- private porch of 46 m²
- private garden of 142 m²
- day area (living and dining room, kitchen) = 43.5 m²



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Terrace, Swimming Pool, Garden,
Private garage, Natural light, Parking,
Open kitchen, New build, Heating,
Gated Community, Equipped Kitchen,
Double glazing, Built-in wardrobes,
Air conditioning

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4	3	221m²	34m²	150m²
Bedrooms	Bathrooms	Floorplan	Terrace	Garden

Type 2 villas (available villas n. 4 and 5)

- total constructed sqm (without porch) = 221 m²
- private porch of 34.5 m²
- private garden of 112 m² (villa 4) and 150 m² (villa 5)
- day area (living and dining room, kitchen) = 46,8 m²

Contact us today to request a complete specification of the project, its materials and finishes.

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