

€1,200,000 Country house - For sale

Magnificent rustic townhouse located in a small village at just 10 minutes from the beaches of the Costa Brava

Spain » Girona » Alt Empordà » 17472

5 Bedrooms **4** Bathrooms **300m²** Floorplan **1,200m²** Garden



Contact us today for more information or to arrange a viewing

+34 872 22 32 62 • girona@lucasfox.com • lucasfox.com • Pujada de la Catedral 10, 1er 3a, Girona, Spain

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OVERVIEW

Magnificent rustic townhouse located in a small village with a beautiful private garden at just 10 minutes from the beaches of the Costa Brava.

Discover this enchanting rustic townhouse nestled in a small village with all amenities, just a short distance from the beautiful Costa Brava coastline. This remarkable property, restored to preserve its 19th-century charm, seamlessly combines historical elegance with modern comforts.

As you step into the property, you are greeted by an inviting entrance that leads to an open kitchen layout. The kitchen, equipped with contemporary appliances, maintains a rustic charm with its catalan bow. Adjacent to the kitchen, a picturesque outdoor patio made for tranquil breakfast moments.

The ground floor also boasts a spacious living room with direct access to a magnificent private garden. This garden, a true oasis of tranquility, ensures complete privacy and is filled with beautiful flowers, including vibrant roses, cosy lounge areas, and two breathtaking olive trees over 1,000 years old. An outdoor kitchen here provides an idyllic setting for summer dining and entertaining.

Additionally, the ground floor features a complete en-suite double bedroom, ideal for guests or for those who prefer single-level living. This bedroom offers comfort and convenience, making it perfect for all your needs.

Ascending to the first floor, you will find two generously sized double bedrooms, a single bedroom, and a complete bathroom. Each room is thoughtfully designed, providing ample space and comfort for family members or guests.

The second floor houses a large en-suite bedroom, offering a private sanctuary with high ceilings. This floor also includes a second living room with a charming fireplace, creating a cosy atmosphere perfect for relaxation during cooler evenings.

The entire property has been renovated with the highest quality materials, including teak wood for all doors and windows, ensuring low maintenance and long-lasting durability. The beautiful rustic floors and special plaster work throughout the property add a touch of elegance and require no maintenance, preserving the historical essence of the home.



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Swimming Pool, Garden, Period features, Period Building, Well, Open kitchen, Heating, Fireplace, Equipped Kitchen, Double glazing, Chill out area, Alarm

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5	4	300m²	1,200m²
Bedrooms	Bathrooms	Floorplan	Garden

This exceptional property offers the perfect blend of tranquility and convenience. It is ideal for those seeking a peaceful retreat while still enjoying the benefits of a village with all essential services. Its proximity to the stunning Costa Brava coast makes it a highly desirable location for a permanent residence or a holiday home.

Make this exquisite property your own and enjoy the serene lifestyle it offers in one of Spain's most beautiful coastal regions.

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