



## Begur - Villa



5	5	408	2200			<b>3 150 000 €</b>
Bedrooms	Bathrooms	Area (m <sup>2</sup> )	Land Area (m <sup>2</sup> )	Garage	Swimming Pool	(EUR €)

## Seafront classic villa with private pool for sale in Begur, Catalonia

Unique and exclusive Mediterranean style villa on the seafront in one of the most privileged spots of the Costa Brava, located between Sa Riera and Aiguafreda, in the municipality of Begur. The property enjoys impressive views overlooking the Mediterranean Sea, the beaches of Illa Roja, Platja del Racó, Platja d'en Grau, Illes Medes, L'Estartit, and El montgrí, etc. Only 5 minutes from the village of Begur and Pals.

The property was built in 1984 and is in good condition, although it needs some renovations. It has a total built surface of 408 m<sup>2</sup> on a plot of 2.200 m<sup>2</sup> with private swimming pool and with access to the coastal path. The property is accessed through the entrance drive, descending a few metres to reach the main floor with a large entrance to the living/dining room with access to the terrace with impressive views, living room with fireplace, kitchen with dining area, pantry and access to the

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<sup>1</sup> (Call to national fixed network) | <sup>2</sup> (Call to national mobile network)



exterior, 1 guest toilet. Going down one floor we find a living room leading to 2 en suite bedrooms and exit to a small terrace and 1 en suite bedroom for the staff. On the lower floor there is a living room with exit to the pool area and terraces with its amazing sea views, 2 en suite bedrooms with shower rooms (on this floor the bathrooms are recently renovated).

Remarks: Private swimming pool with large terraces and views. Outdoor parking area for 2 cars inside the property. Direct access to the coastal path.

#### General Conditions:

The provided information is based on third-party data and is offered for informational purposes. It is presumed to be accurate, but the offer may be subject to inaccuracies, errors, unintentional omissions, price changes, and/or withdrawal from the market without prior notice. Taxes related to the transaction (such as ITP, VAT, AJD), notary and registration fees are the responsibility of the buyer.

## Property Features

- Fitted wardrobes
- Equipped kitchen
- Pool
- Garden
- Garage
- Floors: 3
- Drive way
- Frontline property
- Main drainage
- Quiet Location
- Barbecue
- Energetic certification: G
- Mains water
- Fireplace
- Thermoaccumulator
- Proximity: Airport, Beach, Golf course, Shopping, Restaurants, Open field, Pharmacy, Public Transport, Schools, Public Swimming Pools
- Terrace
- Built year: 1984
- Laundry
- Views: Sea views
- Automatic irrigation
- Walking distance to beach
- Irrigation System
- Uninterrupted views
- Solar orientation: South, East

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