

REF.: ALTP1056

Barcelona &  
Costa Brava

**Sotheby's**  
INTERNATIONAL REALTY

## Spectacular design and luxury property with 32meters of the bridges.

Costa Brava · Empuriabrava

Plot area	Build size	Bedrooms	Bathrooms	Price
<b>1,500 m2</b>	<b>475 m2</b>	<b>5</b>	<b>5</b>	<b>2.700.000 €</b>



 +34 972 454 051

 empuriabrava@costabrava-sir.com



REF.: ALTP1056

Barcelona &  
Costa Brava

**Sotheby's**  
INTERNATIONAL REALTY

# Spectacular design and luxury property with 32meters of the bridges.

Costa Brava · Empuriabrava

Plot area **1,500 m2** | Build size **475 m2** | Bedrooms **5** | Bathrooms **5** | Price **2.700.000 €**



**Contact us to receive more information or request a visit:**



+34 972 454 051



empuriabrava@costabrava-sir.com

This recently built luxurious property in the centre of Empuriabrava seduces with its unique modern architecture and fine finishes. It is located in one of the wide channels (before the bridges) with 32 m of mooring and south-east facing.

The property was designed by a famous architect and the house was equipped with fine materials and modern techniques for a high class property.

The two levels of the house offer a spacious, clear and generous distribution. The ground floor has two en suite bedrooms, a toilet, laundry room, patio with black bamboo, gym, sauna and small indoor pool, an open kitchen and living / dining room with garden, terrace and pool.

Upstairs are three double bedrooms en suite. The master suite has a dressing room and bathroom with exit to the terrace. No doubt this is a very special property for its future owner where privacy in an exclusive and central setting is written in capital letters.

Details: Garage for two cars. A climate controlled wine cellar. Fitted kitchen with brands "Bulthaup" and "Gaggenau". Fruit trees. Automatic watering system. Ornamental fountain. Barbecue. Very good residential area, quiet and at the same time, close to the centre and the beach of Empuriabrava.

This recently built luxurious property in the centre of Empuriabrava seduces with its unique modern architecture and fine finishes. It is located in one of the wide channels (before the bridges) with 32 m of mooring and south-east facing. The property was designed by a famous architect and the house was equipped with fine materials and modern techniques for a high class property. The two levels of the house offer a spacious, clear and generous distribution. The ground floor has two en suite bedrooms, a toilet, laundry room, patio with black bamboo, gym, sauna and small indoor pool, an open kitchen and living / dining room with garden, terrace and pool. Upstairs are three double bedrooms en suite. The master suite has a dressing room and bathroom with exit to the terrace. No doubt this is a very special property for its future owner where privacy in an exclusive and central setting is written in capital letters. Details: Garage for two cars. A climate controlled wine cellar. Fitted kitchen with brands "Bulthaup" and "Gaggenau". Fruit trees. Automatic watering system. Ornamental fountain. Barbecue. Very good residential area, quiet and at the same time, close to the centre and the beach of Empuriabrava.

## Features

- Renovated Building
- Renovated
- Home automation system
- Double glazing
- Air conditioning
- Terraces | Balconies
- Parking
- Laundry room
- Fitted kitchen
- Energy efficient building
- Natural light
- High ceilings
- Built-in wardrobes
- Wine cellar
- Storage room
- Open porch
- Gym
- Chill out area
- Mooring
- Irrigation system
- Heating
- Alarm system
- Utility room
- Sauna
- Open kitchen
- Garden
- Transport nearby
- Mountain views
- Cafés | Restaurants | Shops nearby

Barcelona & Costa Brava Sotheby's International Realty

Av. Fages de Climent, Gran Reserva Bloque 14, local 10 · 17487 · Empuriabrava

Phone: +34 972 454 051 · Email: empuriabrava@costabrava-sir.com

[www.costabrava-sothebysrealty.com](http://www.costabrava-sothebysrealty.com)

Close to harbour

City centre

REF.: ALTP1056

Barcelona &  
Costa Brava

**Sotheby's**  
INTERNATIONAL REALTY

# Spectacular design and luxury property with 32meters of the bridges.

Costa Brava · Empuriabrava

Plot area	Build size	Bedrooms	Bathrooms	Price
<b>1,500 m2</b>	<b>475 m2</b>	<b>5</b>	<b>5</b>	<b>2.700.000 €</b>



**Contact us to receive more information or request a visit:**



+34 972 454 051



empuriabrava@costabrava-sir.com

Beachfront

Beach nearby

## Location

The town of Empuriabrava was planned thinking of people's passion for sailing and water sports. Thus, the properties have been built along numerous canals where it's possible to moor vessels in front of them.

Visit this unique town in Spain where you will find spacious houses with generous gardens to buy that Barcelona & Costa Brava Sotheby's International Realty can offer you.



REF.: ALTP1056

Barcelona &  
Costa Brava

**Sotheby's**  
INTERNATIONAL REALTY

## Spectacular design and luxury property with 32meters of the bridges.

Costa Brava · Empuriabrava

Plot area	Build size	Bedrooms	Bathrooms	Price
<b>1,500 m<sup>2</sup></b>	<b>475 m<sup>2</sup></b>	<b>5</b>	<b>5</b>	<b>2.700.000 €</b>



 +34 972 454 051

 empuriabrava@costabrava-sir.com



Sotheby's International Realty® is a registered trademark licensed to Sotheby's International Realty Affiliates LLC. Each Office is independently Owned and Operated.

Any verbal or written information or data provided relating to the properties offered by BARCELONA & COSTA BRAVA SOTHEBY'S INTERNATIONAL REALTY should not be considered definitive and/or binding and does not have contractual value. The status, dimensions, photographs and other specifications may change or be modified due to external causes. Neither BARCELONA & COSTA BRAVA SOTHEBY'S INTERNATIONAL REALTY, nor the agents related to it, have the legal capacity to issue categorical declarations about real estate, for which it is recommended that all information provided or known through statements made for the promotion therein, be verified, by interested customers, by their own means.

**Barcelona & Costa Brava Sotheby's International Realty**  
Av. Fages de Climent, Gran Reserva Bloque 14, local 10 · 17487 · Empuriabrava  
Phone: +34 972 454 051 · Email: empuriabrava@costabrava-sir.com

[www.costabrava-sothebysrealty.com](http://www.costabrava-sothebysrealty.com)