

**Townhouse just a few minutes from the town center****480.000 €**

Townhouse in Palafrugell, built in 2003 with high-quality finishes and in excellent condition. Located just 3 km from the best beaches on the Costa Brava, it is perfect for enjoying the tranquility and beauty of the region.

The house is spread over three levels: basement, ground floor, and first floor. The basement includes two rooms, one double and one single, currently used as storage.

On the ground floor, there is a private garden with a porch, a spacious living-dining room with access to the exterior, an independent kitchen, a guest toilet, and a garage with space for two cars.

On the first floor, there are three double bedrooms, one single bedroom, and a full bathroom with a bathtub.

Additionally, the property features a water well, central heating with natural gas, aluminum windows with double glazing, and a south-facing orientation, which ensures excellent natural light throughout the day. This property is an exceptional opportunity both as a permanent residence and as a vacation home.

Contact us for more details or to arrange a visit!

**PURCHASE EXPENSES:** 10% ITP + Notary + Registration.

Transaction:	Sale	Category:	House
Municipality:	Baix Empordà	Surface area:	267 m <sup>2</sup>
Rooms:	4	Bathrooms:	2 bathrooms
Garage:	Yes	Washing machine:	Yes
Terrace:	Yes	Garden:	Yes
Central heating:	Yes	Land:	410 m <sup>2</sup>







































