Experience the Essence of the Costa Brava in Calella de Palafrugell.   **900.000 €**

Imagine waking up every day surrounded by light, tranquility, and nature in this charming chalet located in the exclusive Prat Xirlo area, just a 10-minute walk from the most beautiful beaches of the Costa Brava. This property is designed for enjoying family life, with spacious, bright rooms and a functional layout that combines comfort and style.

The ground floor invites you to enjoy unique moments: independent kitchen with dining area and direct access to the garden, double-height living-dining room filled with natural light, en-suite bedroom with private bathroom, and a guest toilet. Outside, a four-sided garden, porch with barbecue, and private parking for two cars create the perfect setting for gatherings, relaxation, or simply enjoying nature.

The first floor offers four bright bedrooms, all with built-in wardrobes, and two full bathrooms. The attic is a spacious, versatile area that can be used as an office, study, or playroom, adapting to all your needs.
Features that make the difference: sliding doors that maximize space, exterior PVC windows with double glazing, and gas heating, ensuring comfort in every season.
This home is more than just a house—it's a lifestyle: tranquility, quality, space, and the magic of the Costa Brava at your fingertips. A unique opportunity for those seeking more than a home, a place to create unforgettable memories.

Expenses not included: taxes, notary, and registration.

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Transaction:	Sale	Category:	House
Municipality:	Baix Empordà	Surface area:	284 m^2
Rooms:	6	Bathrooms:	4 bathrooms
Parking:	Yes	Terrace:	Yes
Land:	603 m^2		