



**A house to enjoy with friends.**

**320.000 €**

Apialia Product: Josep's house is located in the Vizcondado de Cabanyes urbanization, but upon entering his 2284m<sup>2</sup> plot, we could easily think we are in the middle of a rural environment. The house is surrounded by native trees, olive trees, and countryside, with beautiful views of Les Gavarres. It is a special house, initially conceived as a weekend home and for leisure time; over the years, it has expanded to its current layout. On the ground floor, it features a living-dining room with a fireplace, an open kitchen, a bathroom with shower, and two double bedrooms (one of them with access from the terrace). On the second floor, accessed by an external staircase, there is a large suite with built-in wardrobes and a full bathroom. The house has air conditioning in all rooms. The style of this house is cabin-like inside, with wood predominating. Its spacious terrace stands out with a large awning to enjoy outdoor meals and days by the beautiful pool. In Josep's house, nature lovers will find their refuge; you can also harvest your olives, and it also has parking space for you and all your friends. Don't miss the chance to visit it; it will surprise you!

Transaction:	Sale	Category:	House
Situation:	Baix Empordà	Surface area:	144 m <sup>2</sup>
Rooms:	3	Bathrooms:	2 bathrooms
Parking:	Yes	Central heating:	Yes
Plot:	2.284		

















































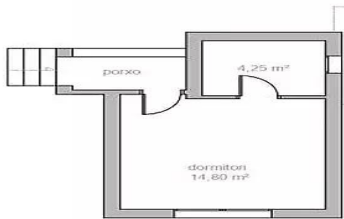




Habitatge a C. Frankfurt 13  
Calonge i Sant Antoni

**OBRA NOVA FRANKFURT 13  
CALONGE**

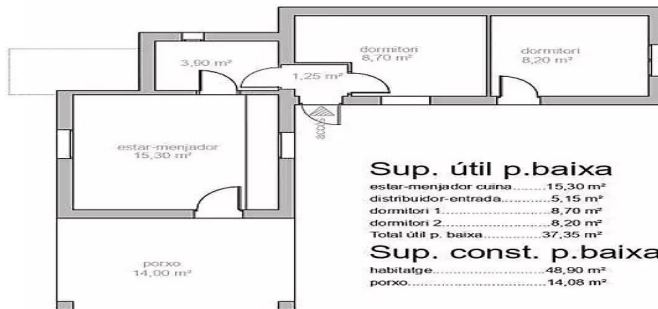
PLÀNOL	PLANTES HABITATGE	
ESCALA	1/100	NUM. PLÀNOL 02
DATA	SETEMBRE 2.023	



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**Sup. útil p.pis**  
dormitori.....14,80 m²  
bany.....4,25 m²  
Total útil p. primera.....19,05 m²

**Sup. const. p.primera**  
habitatge.....25,40 m²  
porxo.....3,50 m²



**Sup. útil p.baixa**  
estor-menjador cuina.....15,30 m²  
distribuidor-entrada.....5,15 m²  
dormitori 1.....8,70 m²  
dormitori 2.....8,20 m²  
Total útil p. baixa.....37,35 m²

**Sup. const. p.baixa**  
habitatge.....48,90 m²  
porxo.....14,08 m²



