



**Townhouse in Playa de Aro**

**530.000 €**

Unique Opportunity! Beautiful townhouse in a prime location, perfect for those seeking comfort, security, and a practical lifestyle with modern design and high-quality finishes.

The property is located in the center of Playa de Aro, just a few minutes' walk from the beach.

Situated in a quiet residential area, close to parks, restaurants, and essential services such as supermarkets and public transportation, you'll enjoy the convenience of having everything within reach.

The property is spread over three floors and features two outdoor terraces.

Upon entering, you'll be welcomed by a bright hallway leading to a spacious living room with access to a rear patio, ideal for family gatherings or entertaining friends. The independent, fully equipped kitchen offers a functional and modern space. Additionally, there is a full bathroom on this floor.

The first floor, accessed via stairs, houses the bedrooms: two double bedrooms with queen-size beds (one is an en-suite with a private bathroom) and one single bedroom. There is also another full bathroom with a shower.

The townhouse also includes a basement featuring a room with a window, a laundry area, a garage for two cars, and a storage room, providing all the extra space you need.

Outdoor area: A front terrace with outdoor furniture, including a table and chairs.

A larger terrace at the back with a big table and chairs, a barbecue, an awning, and direct access to the pool and children's play area.

Transaction:	Sale	Category:	House
Municipality:	Baix Empordà	Surface area:	125 m <sup>2</sup>
Rooms:	4	Bathrooms:	3 bathrooms
Parking:	Yes	Utility room/area:	Yes
Swimming pool:	Yes	Furnished:	Yes







































