

**IEA461**
**Empuriabrava**
**96500 EUR**

 38 m<sup>2</sup>

 8 m<sup>2</sup>

### **AMPURIABRAVA:** Nice studio on the seafront for sale

This beautiful studio with an area of 38 m<sup>2</sup> and sea views, near the beach and the center of Empuriabrava. It has a terrace of 8 m<sup>2</sup> facing south, and offers sun and light. An ideal studio for vacations.

#### **Key characteristics:**

Seafront or first line property, Within walking distance to the beach

Basic kitchen

Good condition

Fully furnished

#### **Environment:**

Beautifully located, Close to the sea, Close to the beach, Close to shopping area, Town centre

#### **View:**

Sea view

#### **Features - Inside:**

Lift

#### **Rooms:**

- 1 extra toilets
- 1 living/dining rooms

ESCALA DE LA CALIFICACIÓN ENERGÉTICA		Consumo de energía kWh/m² año	Emisiones kg CO <sub>2</sub> /m² año
A	más eficiente		
B			
C			
D			
E		171	31
F			
G	menos eficiente		