



Apartment for sale in St. Antoni de Calonge

Ground floor apartment with a private garden just a few steps from the sea.

Exclusiva Apialia Costa Brava.

Living just a few steps from the sea with everything within easy reach is possible in this charming home located in the heart of Sant Antoni de Calonge, one of the most sought-after areas of the Costa Brava.

Situated in a modern residential complex, this ground-floor property stands out for its comfort, brightness, and excellent connection to its surroundings. Just a few minutes' walk away you will find the seafront promenade, the beach, supermarkets, shops, restaurants, and all daily services, as well as good transport connections, making it an ideal option both as a permanent residence, a second home, or an investment. It has a tourist license. Building with elevator.

The property offers a practical and welcoming layout, featuring a spacious living-dining room perfect for enjoying time with family or friends, a functional kitchen, three bedrooms, and two bathrooms designed to provide comfort and privacy. One of its main highlights is its exclusive outdoor spaces: a pleasant private garden,

Price: **400.000 €**

perfect for relaxing outdoors, and a large terrace, ideal for enjoying the Mediterranean climate all year round.

A property that combines a privileged location, tranquility, and quality of life, in an area where everything can be done on foot and the sea is part of everyday life.

Applicable taxes are not included in the sale price (ITP or VAT + AJD): according to current rates.

Notary and registry fees are not included in the sale price: according to official tariffs.

Transaction:	Sale	Category:	Apartment
Situation:	Calle de la Mestra Numància, Sant Antoni de Calonge, Baix Empordà	Built area:	107 m ²
Useful area:	96 m ²	Occup. cert.:	CHG00766015001
Condition:	Good condition	Bedrooms:	3
Bathrooms:	2 bathrooms	Swimming pool:	Yes