



## CALELLA DE PALAFRUGELL

RESTAURANT, COMMERCIAL PREMISES AND HOUSE WITH GARDEN  
AND PRIVATE POOL IN CALELLA DE PALAFRUGELL



734 m<sup>2</sup>



3 rooms

REF: 01641



840.000 €

Complex of restaurant with terrace, commercial premises (has been operating as a supermarket) and 2 floor house with garden and pool in the area of el Golfet in Calella de Palafrugell, near the beach of el Golfet, the Botanical Garden.

The House on the ground floor has 3 double bedrooms, a toilet and a bathroom, kitchen, living/dining room with fireplace and exit to a terrace with distant sea views. On the upper floor there are 2 double bedrooms, a bathroom, office, a balcony and a storage place.

The property features an annex with 3 bedrooms and a bathroom for the staff, other two large terraces, private pool, storage room and a garage with space for 2 large cars.

Both the local and the restaurant have each fully equipped kitchen with cold storage, storage space and changing rooms for staff.

The two areas can communicate or function as totally independent surfaces. The restaurant has a bar area, a large room with fireplace, fully furnished with tables and chairs, hardwood solid materials, toilets for the public and front yard with barbecue ideal for a terrace. The commercial features café-bar and large room with shelves type supermarket hall area.

The three properties are of easy access from the main street and very well located regarding all the residential area of el Golfet.

Total built area: 734 m2 Commercial use building: 340 m2 Housing and annexes: 394 m2 Total plot: 1,237 m2 Building Year: 1969

Orientation: SE

COST OF PURCHASE: 10% ITP + NOTARY + REGISTRATION

### OFICINA DE CALELLA

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## Features

|                  |                        |
|------------------|------------------------|
| CITY             | CALELLA DE PALAFRUGELL |
| TYPES            | House / Villa          |
| ROOMS            | 3                      |
| SURFACE          | 734 m <sup>2</sup>     |
| POOL             | YES                    |
| GARAGE / PARKING | YES                    |
| PRICE:           | 840.000                |



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