



## CASA ADELFA

### House with three independent apartments, panoramic sea and mountain views

Located in the quiet and sought-after residential area of Mas Tomas, in Els Masos de Pals, this impressive single-family home offers a unique experience with 180° panoramic views of the valley and the sea. Just 3.5 km from the beach and the charming medieval old town of Pals, its location perfectly combines privacy, nature, and proximity to all amenities.

Facing south, the property is bathed in sunlight throughout the day, creating a warm, bright, and welcoming atmosphere. The home is spread over a 1,161 m<sup>2</sup> plot connected to two streets and has a constructed area of 377 m<sup>2</sup>, which includes the main house and two fully independent apartments: an ideal option for accommodating guests or generating additional income through vacation or long-term rentals.

The main house has recently been renovated in key areas such as the kitchen, bathrooms, floors, and exterior walls, offering a modern and comfortable style. It consists of a spacious and welcoming living-dining room with a fireplace, a fully equipped open-plan kitchen, three double bedrooms, and a bathroom with a separate shower. Outside, the property features a private pool and a functional storage area, as well as a convenient parking area with access from the upper street.

The two independent apartments add great versatility to the property:

The middle apartment offers a welcoming living-dining room, an open-plan kitchen, two double bedrooms (one with direct access to a south-facing terrace), and a full bathroom with a shower.

The bottom apartment features a bright living room with access to a terrace and open views, an integrated kitchen, a double bedroom, and a bathroom with a shower. In addition, the property boasts a large garage with capacity for several vehicles, easily accessed via a ramp from the lower street, providing functionality and security.

An exceptional opportunity to live in a privileged setting, with multiple uses and excellent potential profitability. Ideal as a primary residence, second home, or investment on the Costa Brava.

Transaction	Sale
Category	Single family house
Municipality	Baix Empordà
Surface area	377 m <sup>2</sup>
Rooms	6
Bathrooms	3 bathrooms
Parking	Yes
Garage	Yes
Utility room/area	Yes
Terrace	Yes
Garden	Yes
Swimming pool	Yes
Central heating	Yes
Land	1.246 m <sup>2</sup>

949.000 €



E - 292 kWh/m<sup>2</sup>  
E - 49 kg CO<sub>2</sub>/m<sup>2</sup>