



## VILLA CALA MUSSOLS

Unique luxury Mediterranean seafront villa overlooking Sant Pol beach and La Gavina.

LONG TERM RENTAL&nbsp;&euro;8,000 per month

JULY &euro;35,000 per month

AUGUST &euro;35,000 per month

Unique luxury Mediterranean style villa, in amazing seafront location with direct access to the Coastal pathway and the sea, with incredible views of La Gavina peninsula. Ideal situation only 8 minutes&rsquo; walk from Sant Pol Beach in S&acute;Agar, Girona.

This villa is ideal for business professionals looking to getaway for several months of the year, or experience a new environment while having safety, security, and the space necessary to work comfortably, host guests and enjoy the Spanish lifestyle. The property is located on a seafront plot of 2350 m2, adjoining the sea on three sides, in the form of a peninsula and the fourth with a public plot not buildable, and fenced off to prevent public access. The property, therefore, has 100% total privacy, with no buildings overlooking any of the usable area. It has a large hall, with two living rooms (one with fireplace), dining room and four bedrooms, two double suites, one double, one equipped with a sofa bed that serves as a children's room, and an office-library. It has a total of four bathrooms. The service area has a large kitchen-office, ironing area and pantry, with an independent access to the outside through one of the porches. Outside there are two covered porches, one of them having a barbecue, and large open terraces, while the other serves as a sealed winter workshop/artist area. At a lower level, there is the pool 4.5 x 9 meters with a flat garden, ideal for children and games and a gym & dressing room.

The covered and closed garage has space for two cars and several motorcycles or bicycles and in the open driveway space, four more cars can fit. The driveway has a chain to prevent illegal parking and an automatic gate for easy access. The house has a gas main that serves kitchen, and used for the hot water and central heating. There are security facilities, video, alarm connected to central control (even segmented), telephone, fiber optic cable internet and WIFI. All the facilities are in perfect condition because they have been recently renovated.

Transaction	Rental
Category	Single family house
Municipality	Baix Empordà
Surface area	409 m <sup>2</sup>
Rooms	5
Bathrooms	4 bathrooms
Parking	Yes
Garage	Yes
Washing machine	Yes
Utility room/area	Yes
Terrace	Yes
Courtyard	Yes
Garden	Yes
Central heating	Yes
Land	2.399 m <sup>2</sup>
Furnished	Yes

8.000 €



Pending