



House or chalet for sale in Cassà de la Selva.

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EXCELLENT OPPORTUNITY IN THE CENTER OF CASSÀ! A building of 456 m² is for sale, located in a privileged corner of the old town, in one of the most emblematic areas of the municipality.

On the ground floor, measuring 116 m², there are two commercial spaces, an old bakery workshop, and direct access to a semi-basement of 49 m², ideal for storage or additional workspace.

The first floor features a residence of the same size, consisting of a living-dining room, independent kitchen, utility room, full bathroom, and four bedrooms.

The second floor also has 116 m² divided into five rooms that can be adapted as bedrooms, offices, or living rooms. On the top floor, there is a 55 m² open room with a utility area and access to an impressive 90 m² terrace with unobstructed views.

The building offers multiple renovation possibilities: from converting it into a large single-family residence to dividing it into several apartments or using it for a business project. In addition, the property has the necessary space for the installation of an elevator.

Transaction	For sale	Category	Rural house
Municipality	Gironès	Surface area	452 m2
Bedrooms	4	Bathrooms	1 bathroom , 1 toilet
Washing machine	Yes	Terrace	90 m2
Land	116 m2		

Price **230.000 €**