



## GROUND FLOOR APARTMENT WITH SPACIOUS TERRACES AND DIRECT ACCESS TO THE POOL

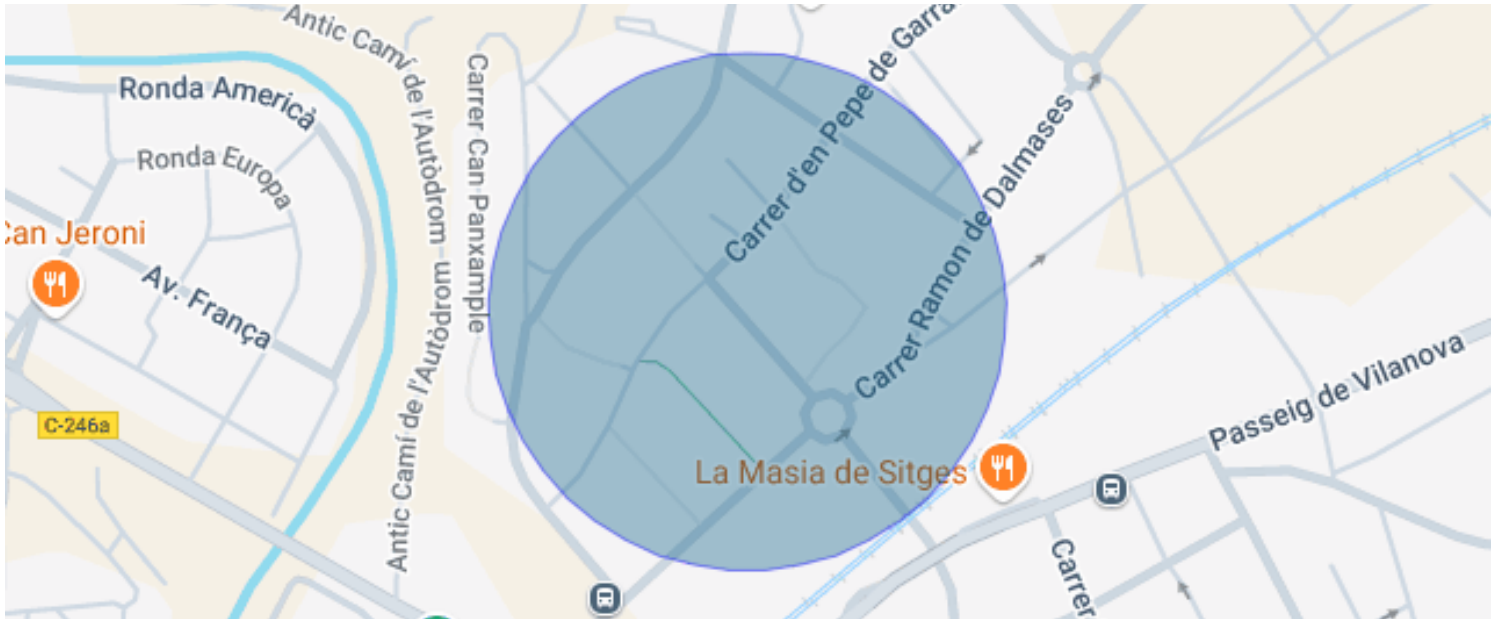
Can Pei / Sitges

### Price

€750,000

Sur. built	135 m²
Sur. util	109 m²
Bedrooms	4
Bathrooms	2
Energy classification	F
Energy performance index	214.00 kw h/m² year
Emissions rating	E
Emissions	42.00 co/m² year
Year of construction	2002
Floor	bj

- ✓ Pool
- ✓ Heating
- ✓ Parking
- ✓ Concierge
- ✓ Outside
- ✓ Air conditioning
- ✓ Lift
- ✓ Terrace
- ✓ Built in closets
- ✓ Community pool



## Can Pei / Sitges

One of the most sought-after residential areas of Sitges, this property enjoys a peaceful and family-friendly setting, with excellent connections to the town centre. Surrounded by green areas and close to neighbourhoods such as Vinyet, La Plana and Terramar, it offers proximity to schools, local shops and public transport.

This 134 sqm ground floor apartment stands out for its generous spaces and natural light, with direct access to the communal area with swimming pool. The property features two private terraces, one of approximately 45 sqm and another of 32 sqm, perfect for outdoor living all year round.

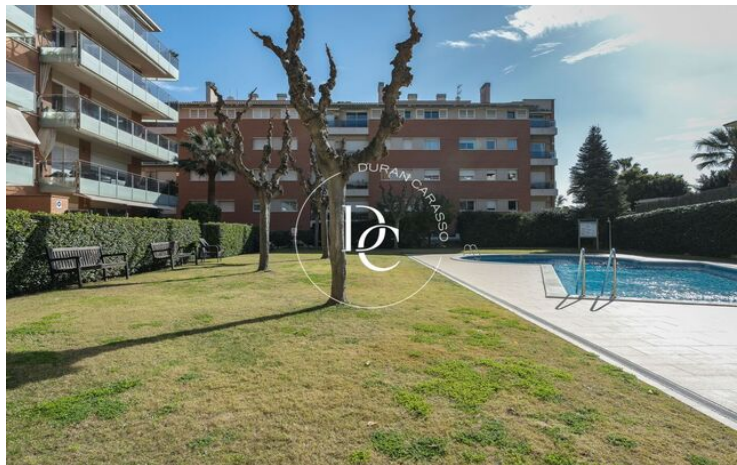
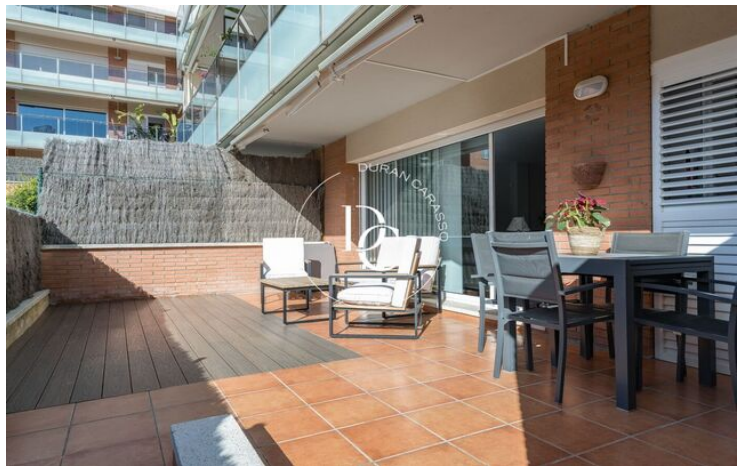
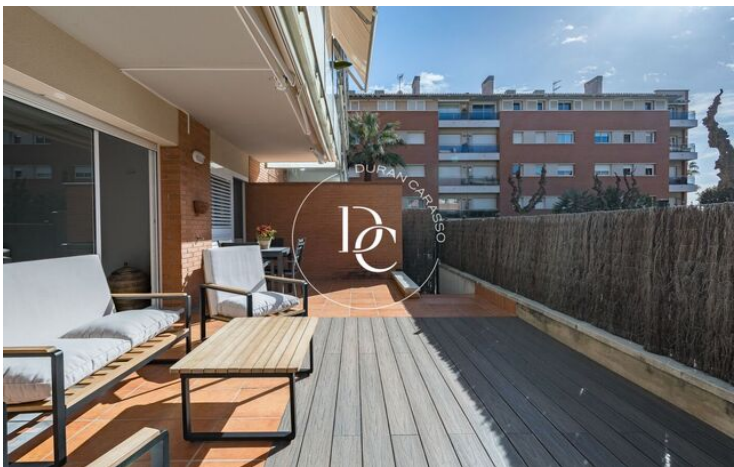
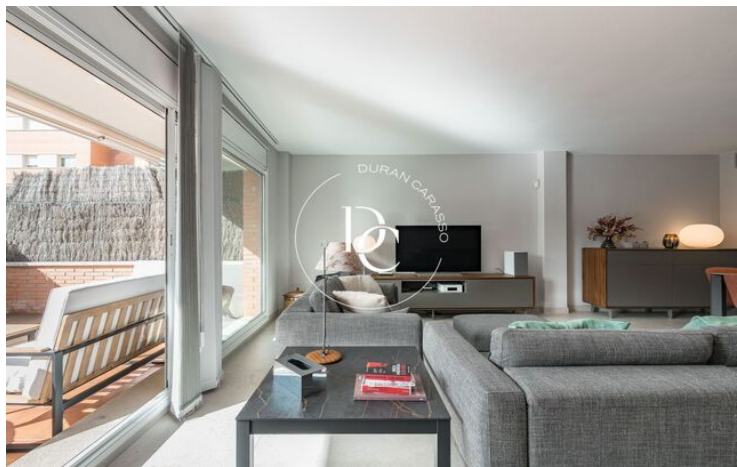
The layout includes four exterior bedrooms: two doubles, one of them an en-suite with direct access to one of the terraces, and two single bedrooms with built-in wardrobes. The main living areas have undergone a high-quality renovation, combining refined materials and thoughtful design. The fully equipped, bespoke kitchen blends practicality and elegance.

On the east-facing terrace, there is a wooden storage unit used as a storeroom. Thanks to its orientation and layout, the property enjoys abundant natural light, particularly in the main living spaces.

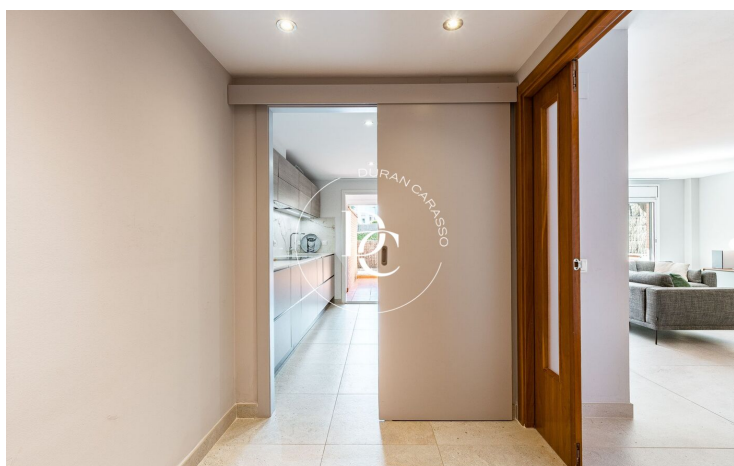
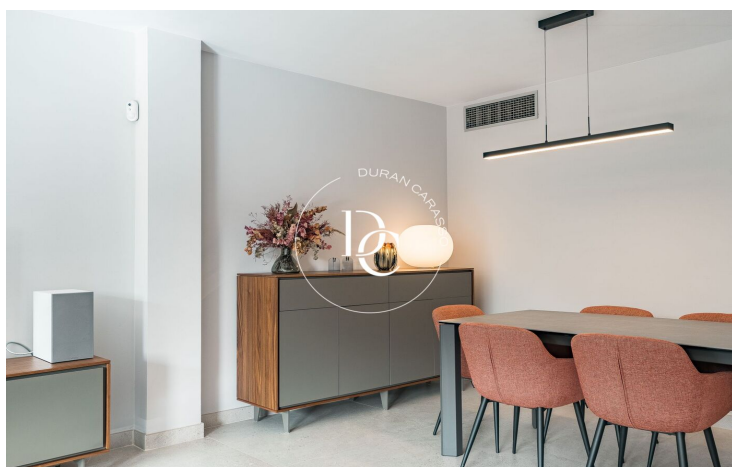
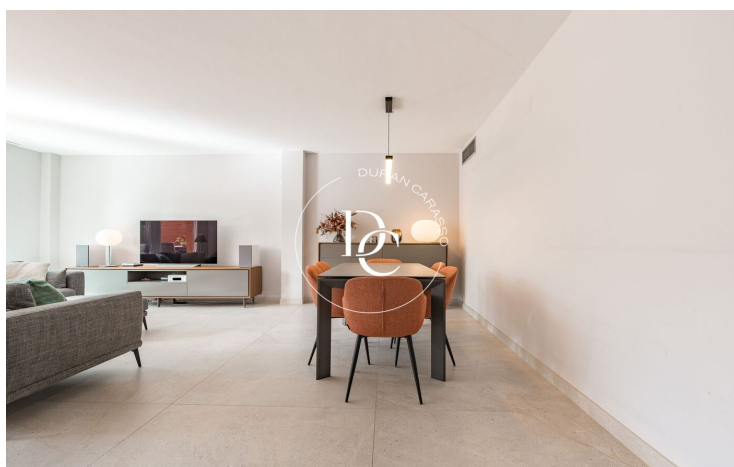
The building offers a well-maintained communal area, including a swimming pool, meeting and celebration room, concierge service, and landscaped surroundings. The property also includes one parking space.

Living in Sitges means embracing a Mediterranean lifestyle, with beaches, culture, gastronomy and nature, just 35 minutes from Barcelona, and excellent road and rail connections. A distinctive home defined by quality, space and location.









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Contact us if you want more information or to arrange a viewing.

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