



### Pla de Roses, 49, Empuriabrava, 17487

Large industrial plot located in a completely flat area, without the need for additional expenses for earthworks, of 246 m2 with the possibility of building a warehouse and an apartment in the Empuriabrava Industrial Estate.

INDUSTRIAL PLOT Fully urbanized industrial estate and with the following services: asphalt, industrial urban qualification, buildable, lighting and sewerage. Good communication with the main road: road from Figueres to Roses and 10 km from the entrance of the AP7 motorway. Possibility of building a warehouse, offices and an apartment on the first floor. Allowed construction of 160 m2 x 3 floors, total 460 m2. Figueres 10 km Border with France 30 km Girona 45 km Barcelona 145 km