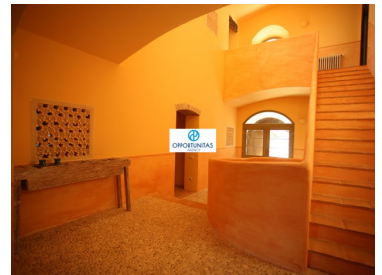




## Banyoles - Country house



4   
 4   
 650   
 16000   
   
   
 1 250 000 € (EUR €)

### Rustic farmhouse Sant Pau of high standing with 16 hectares of land and apartments with rural tourism activity permit.

Discover the Mediterranean Paradise in Banyoles, Catalonia

Welcome to your oasis of rustic elegance and exclusivity in the heart of the Catalan countryside: the majestic "Finca Sant Pau." This completely renovated rural farmhouse, with an area of 16 hectares, is more than a property; It's a living experience that combines tradition with contemporary luxury.

The Main Residence: An Architectural Gem

As you walk through the doors of this dreamy abode, you will be greeted by a living room illuminated by the warmth of its fireplace, a foyer that exudes charm and a dining room that invites you to gather.

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 Passeig de Josep Mundet, 76 local 16 17252 Sant Antoni de Calonge (Girona)



The 3 bedroom suites, each with its bathroom, and another 4 bedrooms with shared bathrooms offer a sublime space for rest.

Enjoy starry nights on the porch with barbecue area, a perfect spot for al fresco dining while you immerse yourself in the tranquility that only nature can offer. The property spans 16 hectares, giving you privacy and an unbeatable setting.

#### ▮ Dream Apartments: Elegance and Comfort

The estate is also home to four apartments of 200m<sup>2</sup> each. With a living room, bedroom, bathroom and kitchen, these spaces have been designed to offer an exceptional accommodation experience. The fourth apartment connects to a large living room, equipped with fireplace and kitchen, creating a perfect environment for community living.

#### ▮ \*\*Leisure & Entertainment: Beyond Your Dreams\*\*

La Finca del Sol is much more than a property; It is a paradise of activities and entertainment. Discover an equestrian world with 4 stable for horses and a 1,000m<sup>2</sup> track. Play tennis on our private court, enjoy a mini soccer field, and relax in our sparkling swimming pool.

#### ▮ Explore the Costa Brava and Pyrenees: A World at Your Fingertips

The strategic location of Banyoles allows you to immerse yourself in the cultural and landscape richness of Catalonia. Discover pristine beaches and coves, dive into crystal clear waters, and relax on the nearby beaches of Cadaqués and Llafranc. La Finca del Sol offers you a perfect getaway with road connections to the Costa Brava and the Pyrenees.

#### ▮ Accessibility & Privacy: Minutes From Everything

The property is conveniently located just a few minutes from the High-Speed Station and Girona Airport, connecting you to Barcelona and the rest of Europe in record time. Enjoy the privacy of your Mediterranean paradise without sacrificing accessibility.

#### ▮ Exclusive Investments: Your Prestige Retreat

This is a unique opportunity for investors and buyers with refined taste. La Finca del Sol is more than a property; It's an investment in quality of life. Contact us today to explore this unique gem that combines luxury, tradition and the essence of the Mediterranean in one place. Your prestigious retreat awaits you in Banyoles, Catalonia! ▯▯



## Property Features

- Heating
- Fitted wardrobes
- Walk-in wardrobe
- Pool
- Tennis Court
- Barbecue
- Investment opportunity
- Uninterrupted views
- Garage
- Renovation year: 2010
- Double glazing
- Pantry
- Energetic certification: A+
- Stables
- Air conditioning
- Equipped kitchen
- Fireplace
- Garden
- Proximity: Golf course, Open field
- Well
- Quiet Location
- Views: Countryside views, Mountain views, Pool view
- Built year: 1590
- Private condominium
- Security door
- Attic
- Paddock