

# Huercal-Overa

Land / Terreno

€84,000

Ref: A1369



561 m<sup>2</sup>



20 min.



Consumption  
Not required

Emissions  
Not required

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### Property Purchase Expenses

Property price .....	€84,000 (£71,602)
Transfer tax 7% .....	€5,880 (£5,012)
Notary fees (approx) .....	€750 (£639)
Land registry fees (approx) ...	€750 (£639)
Legal fees (approx) .....	€1,500 (£1,279)

### Fees and Taxes

IBI property tax ..... €226.00 per annum

### Standard form of payment

Reservation deposit .....	€3,000 (£2,557)
Remainder of deposit to 10% .....	€5,400 (£4,603)
Final Payment of 90% on completion ...	€75,600 (£64,442)

\* Prices quoted in Pounds are illustrative and should only be used as a guide.

\* Transfer tax is based on the sale value or the cadastral value whichever is the highest.

\* Spanish Property Choice has made every effort to obtain the information regarding this listing from external sources deemed reliable. However, we cannot warrant the complete accuracy thereof subject to errors, omissions, change of price, rental or other conditions, prior sale, lease or financing, or withdrawal without notice.

\* Price valid until sold

\* Conveyancing not included

\* The DIA is available at our office according to the Decree 218/2005

### Description

A superb urban plot of land located just outside of Huerca-Overa in a beautiful tranquil residencial area called La Atalaya. A very well kept urbanisation with childrens play areas, cycle paths and only 15 minutes walk into the main town where you will find all amenities including several large supermarkets, banks, shops, schools and a weekly street market.

The land is situated on a corner position and offers ample space to build a fantastic private detached villa with a swimming pool gardens and off road parking.

The local area is up and coming with new builds of all styles and sizes including single storey villas, apartments and townhouses.

An excellent opportunity to build your own bespoke villa in a very sought after location.

\* A Documento Informativo Abreviado (DIA) is available - Un Documento Informativo Abreviado (DIA) está disponible