

Mojacar

Duplex/Townhouse / Casa adosada

€129,500

Ref: B2297

SOLD



2



1



60 m²



✓



3 min.



✓



✓



Consumption
E - 181kW

Emissions
E - 32kg

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CHOICE

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Paseo del Mediterráneo, 363

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Ctra. Estación, 143

Property Purchase Expenses

Property price	€129,500 (£107,275)
Transfer tax 7%	€9,065 (£7,509)
Notary fees (approx)	€750 (£621)
Land registry fees (approx) ...	€750 (£621)
Legal fees (approx)	€1,500 (£1,243)

Fees and Taxes

Communal fees	€43.33 per month
IBI property tax	€139.20 per annum
Refuse fees	€205.60 per annum

Standard form of payment

Reservation deposit	€3,000 (£2,485)
Remainder of deposit to 10%	€9,950 (£8,242)
Final Payment of 90% on completion ...	€116,550 (£96,548)

* 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

****SOLD FEBRUARY 2025****

We are pleased to offer for sale a charming two-bedroom, one-bathroom duplex located on Los Albaricos in Mojacar.

The property is situated within a small, well-maintained community, providing a peaceful living environment.

At the front of the property, you'll find a communal parking area, leading to a small terrace that takes you into the hallway.

On the right of the hallway is a spacious bedroom with views of the front of the property.

At the end of the hallway, you'll discover an open-plan kitchen, living, and dining area. The kitchen is modern, featuring white goods, ample storage, and plenty of counter space. The kitchen flows seamlessly into the living and dining space, which is bright and airy, complete with a log burner for cosy winter nights. From this area, you can enjoy views toward the community.

Here is a further access door, leading to a terrace area.

Upstairs, stairs lead to the main bedroom and the family bathroom. The main bedroom also offers views to the front of the property.

Between the bedroom and the bathroom, there is a handy storage space.

The bathroom includes a walk-in shower, and the boiler is located here as well.

This floor also provides access to a large private terrace, ideal for enjoying the warm weather and sunshine. The terrace is equipped with a Toldo for shade and includes a storage area. From here, you can also enjoy distant sea views.

The property is equipped with dual-purpose air-conditioning throughout, ensuring comfort all year round.

The duplex has recently been repainted, with new doors, a new shower, a Toldo, and a new boiler added to enhance its appeal.

If you would like to arrange a viewings, please contact us.

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