

Cuevas del Almanzora

€85,000

Apartment / Apartamento

Ref: B2319



3



2



88 m²



117 m²



15 min.



✓



✓



Consumption
Applied for

Emissions
Applied for

Tel: +34 950 615 388
www.spanishpropertychoice.com

Mojacar Office
Paseo del Mediterráneo, 363

Albox Office
Avenida Lepanto, 15

Huércal-Overa Office
Ctra. Estación, 143



spanish
property
CHOICE

Property Purchase Expenses

Property price	€85,000 (£73,470)
Transfer tax 7%	€5,950 (£5,143)
Notary fees (approx)	€750 (£648)
Land registry fees (approx) ...	€750 (£648)
Legal fees (approx)	€1,500 (£1,297)

Standard form of payment

Reservation deposit	€3,000 (£2,593)
Remainder of deposit to 10%	€5,500 (£4,754)
Final Payment of 90% on completion	€76,500 (£66,123)

* 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

This spacious 3-bedroom, 2-bathroom penthouse apartment is located in the heart of a vibrant Spanish village, just 15 minutes from the coast and within walking distance of all local amenities, including bars, restaurants, and shops.

Situated on the third floor, the property offers ramp access into the building and a lift to the front door, ensuring easy accessibility.

Inside, the apartment features an entrance hallway, a fully equipped kitchen with all essential appliances, and a separate utility room. The generously sized lounge/dining room has patio doors that open onto a private balcony, offering views over the lively village center. A spiral staircase leads up to a private rooftop solarium with breathtaking views of the surrounding mountains, providing the perfect spot for summer barbecues.

The large internal hallway leads to a family bathroom with double sinks and a jet bathtub, two double guest bedrooms, and a master bedroom with an en-suite shower room.

There is the option to purchase an underground parking space, and this property also offers excellent potential for long-term rentals.

We are waiting for the vendor to supply the details for payments of IBI, community fees and basura.

Contact us to arrange an appointment.

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