

# Ciudad Quesada

## Villa

€399,000

Ref: V19675



4



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160 m<sup>2</sup>



150 m<sup>2</sup>



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Consumption  
E

Emissions  
Applied for

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## Property Purchase Expenses

Property price .....	€399,000 (£341,684)
Transfer tax 10% .....	€39,900 (£34,168)
Notary fees (approx) .....	€750 (£642)
Land registry fees (approx) ...	€750 (£642)
Legal fees (approx) .....	€1,500 (£1,285)

## Standard form of payment

Reservation deposit .....	€3,000 (£2,569)
Remainder of deposit to 10% .....	€36,900 (£31,599)
Final Payment of 90% on completion ...	€359,100 (£307,515)

\* 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

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This Superior, Stunning, Luxury, Corner, Four Bedroom, South-East & South-West Facing Semi Detached Villa in La Laguna is located in Ciudad Quesada, close to Pueblo Bravo & La Fiesta. Situated within a 6 minute walk or a minutes drive to the nearest amenities and facilities, including main brand supermarkets... Beaches also at Guardamar in just an 8 minute drive! This fabulous property has been finished to a very high standard, consisting of four levels, comprising on the ground floor of a modern open plan fully fitted kitchen, with a breakfast bar & side door to the garden + parking area; lounge/dining room with lovely decor and finish, with access out to the front gardens + direct access to the communal gardens & swimming pool; and a cloakroom also on this level. On the first floor there are two double bedrooms, the master with en suite bathroom + large sliding doors out to a superb covered terrace, with views over the communal swimming pool; the other bedroom with private terrace too; and a family shower room. On the 2nd floor is an extremely spacious, private roof top solarium, fully equipped with pergola + Jacuzzi, benefiting from spectacular panoramic views all around the area, countryside and salt lakes... The under build consists of a further two double bedrooms, both with en suite shower rooms; and a storeroom on this level too. Outside is a low maintenance graveled and artificial grassed garden, with off road parking, room for a private pool, and plenty of space to relax and entertain, not forgetting the fitted outside kitchen area & utility cupboard! This super property comes with many different extras such as fitted wardrobes, air conditioning throughout, under floor heating in all the bathrooms, sun awnings and more... Simply wow!!!&#13;&#13;

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