

# Villamartin

## Apartment / Apartamento

### €499,000

### Ref: V20054



3



2



140 m²



110 m²



✓



Consumption  
G

Emissions  
Applied for

**Tel: +34 950 615 388**  
[www.spanishpropertychoice.com](http://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 .....	€499,000 (£426,835)
Transfer tax 10% .....	€49,900 (£42,683)
Notary fees (approx) .....	€750 (£642)
Land registry fees (approx) ...	€750 (£642)
Legal fees (approx) .....	€1,500 (£1,283)

## Standard form of payment

Reservation deposit .....	€3,000 (£2,566)
Remainder of deposit to 10% .....	€46,900 (£40,117)
Final Payment of 90% on completion ....	€449,100 (£384,151)

\* 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 South Facing, Three Bedroom, First Floor Apartment in Las Colinas Golf Resort, a prestigious 5\* resort, with clubhouse, restaurant, bar and supermarket. Just five minutes by car and you have all the amenities of San Miguel de Salinas; 10 minutes and you have Villamartin or even Campoamor and the coast with an array of amenities and beaches. This spacious apartment, built in 2000, of some 110m2 offers open plan living, with the lounge/dining area benefitting from wall to wall sliding doors which lead straight out to the most incredible terrace, relax whilst enjoying a peaceful view across a forest area and distant sea view; modern fitted kitchen area; three double bedrooms with built in wardrobes, master with terrace and en suite bathroom; further family shower room. The complex includes a lift and a stunning communal pool area, plus extras included with the property include: ducted air conditioning, under floor heated bathrooms, home automation, feature secret door which closes off the bedrooms, a 12m2 underground parking space and 8m2 store room.

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