

# Ciudad Quesada

Commercial / Local Comercial

€199,950

Ref: V20357



3



155 m<sup>2</sup>



Consumption  
E

Emissions  
Applied for

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Mojacar Office  
Paseo del Mediterráneo, 363

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Avenida Lepanto, 15

Huércal-Overa Office  
Ctra. Estación, 143

## Property Purchase Expenses

Property price .....	€199,950 (£168,454)
Transfer tax 10% .....	€19,995 (£16,845)
Notary fees (approx) .....	€750 (£632)
Land registry fees (approx) ...	€750 (£632)
Legal fees (approx) .....	€1,500 (£1,264)

## Standard form of payment

Reservation deposit .....	€3,000 (£2,527)
Remainder of deposit to 10% .....	€16,995 (£14,318)
Final Payment of 90% on completion ...	€179,955 (£151,608)

\* 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

Business Type: Bar & Restaurant / Possible Shop, Office, or other Opportunity (FREEHOLD)

This Desirable, Corner, South-West Facing, Empty Bar & Restaurant is located in the popular area of Ciudad Quesada, situated on the La Marquesa golf course and very close to Rojales. Consisting of a 155m<sup>2</sup> build size, able to do over 48 covers inside and a possible 24 covers on the covered terrace outside. Currently comprising inside of a stylish & modern feel; spacious dining area; a large and fully fitted bar; a separate commercial kitchen; separate pot wash area, with back door to the rear external storage space; an internal storage area; 3 bathrooms, one male, one female (with disabled access), and one for staff only! Outside is a spacious 'L' shaped terrace, covered to the front, with beautiful, direct, uninterrupted panoramic views overlooking the lovely and well maintained golf course, and its water feature; also to the other side is a view over the communal swimming pool next door! A great opportunity to own your very own bar & restaurant&hellip; Great opportunity & investment&hellip; Book your viewing now by calling +34 966 712 440 (This current investment opportunity has a sitting restaurant tenant. From May 2024)

Price: €199.950 (FREEHOLD)

Location: Costa Blanca South – Rojales – La Marquesa Golf

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