

# Marbella

## Apartment / Apartamento

€375,000

Ref: X22047



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## Property Purchase Expenses

Property price .....	€375,000 (£315,900)
Transfer tax 7% .....	€26,250 (£22,113)
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% .....	€34,500 (£29,063)
Final Payment of 90% on completion ....	€337,500 (£284,310)

\* 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

Flawless 1-Bedroom Oasis with Ocean Breeze & City Access

1-Bedroom Apartment with Private Terrace – Steps from the Beach This stylish and exceptionally well maintained 1-bedroom apartment offers the perfect blend of comfort, convenience, and coastal charm. Located just a short walk from the beach, it's ideal for professionals, couples, or anyone seeking a relaxed, seaside lifestyle.

Features:

- Bright open-plan living and dining area
- Private, sunny terrace with access from all rooms. Ideal for relaxing, entertaining, or working from home
- Fully equipped contemporary kitchen with quality appliances
- Spacious bedroom with ample storage
- Sleek bathroom with walk-in shower
- High-speed internet and air conditioning
- Quiet, secure building in a prime location

Enjoy the best of living close to the beach and with cafés, shops, and public transport just around the corner. Within a few minutes' walk you reach Old Town. Move-in ready and perfect for those who value quality, location, and lifestyle.

The Documento Informativo Abreviado (DIA) - Brief Abbreviated Information Document - is available. Fees: Taxes (ITP or VAT + AJD) + notary and registration fees

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