

Competa Villa

€169,000

Ref: X22264

RESERVED



2



2



3,103 m²



150 m²



✓



Consumption
G

Emissions
Applied for

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Property Purchase Expenses

Property price	€169,000 (£146,236)
Transfer tax 7%	€11,830 (£10,236)
Notary fees (approx)	€750 (£649)
Land registry fees (approx) ...	€750 (£649)
Legal fees (approx)	€1,500 (£1,298)

Standard form of payment

Reservation deposit	€3,000 (£2,596)
Remainder of deposit to 10%	€13,900 (£12,028)
Final Payment of 90% on completion	€152,100 (£131,612)

* 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

Charming villa perfectly positioned within walking distance of the picturesque and welcoming village of Cómpeta. Boasting a desirable south-west facing aspect, this delightful home offers stunning panoramic views over the tranquil countryside.

Featuring approximately 85m² of comfortable, single-level living space, the villa includes a spacious double bedroom, a cozy single bedroom, and a modern family shower room. The bright and airy living and dining area flows seamlessly into a fully fitted kitchen, creating an inviting space for relaxing and entertaining. Additionally, there is a second shower room with a utility area accessed from the exterior, and the garage offers exciting potential to be transformed into a double bedroom with en suite.

Set within a lush, mature plot bursting with a variety of fruit trees — including avocado, lemon, orange, and kumquat — the outdoor space is a true oasis. Enjoy ample terraces perfect for al fresco dining, complemented by a covered summer kitchen featuring a traditional bread and pizza oven plus a BBQ area, ideal for entertaining under the sun.

With easy access and just minutes' drive to all the amenities and charm of Cómpeta village, this property presents an exceptional opportunity. Priced attractively, it's the perfect chance to make your dream of owning a sun-drenched home in Spain a reality.

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