

# Estepona

## Apartment / Apartamento

€478,000

Ref: X22798



2



2



36 m<sup>2</sup>



97 m<sup>2</sup>



✓



✓



Consumption  
G

Emissions  
Applied for

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## **Property Purchase Expenses**

Property price .....	€478,000 (£413,613)
Transfer tax 7% .....	€33,460 (£28,953)
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% .....	€44,800 (£38,765)
Final Payment of 90% on completion ....	€430,200 (£372,252)

\* 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**

### **OPPORTUNITY NEXT TO THE BEACHES OF COSTALITA**

Fantastic contemporary property, with an excellent location just a few minutes' walk from the beautiful beaches of Costalita, surrounded by all kinds of amenities and a few minutes' drive from Estepona and Puerto Banús.

Ground-floor apartment featuring two bedrooms, two bathrooms with underfloor heating, a living room with an open kitchen, and a fantastic terrace with a private garden.

Includes a parking space and storage room.

Located within an exclusive gated community with gardens, swimming pools, a gym, and a social room.

An ideal property for clients who want to enjoy a brand-new contemporary property next to the beaches of Costalita.

\*Resale property subject to property transfer tax.

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