

Cuevas del Almanzora

Villa

€437,750

Ref: P20642



3



2



380 m²



111 m²



✓



Consumption
G

Emissions
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Property Purchase Expenses

Property price	€437,750 (£362,886)
Transfer tax 7%	€30,643 (£25,402)
Notary fees (approx)	€750 (£622)
Land registry fees (approx) ...	€750 (£622)
Legal fees (approx)	€1,500 (£1,243)

Standard form of payment

Reservation deposit	€3,000 (£2,487)
Remainder of deposit to 10%	€40,775 (£33,802)
Final Payment of 90% on completion	€393,975 (£326,597)

* 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

Located in a luxury residential complex, this two-story villa is perfect for those seeking a modern home with exclusive details. Upon entering, you find a spacious living-dining room with a modern design and elegant furniture. The wood-burning fireplace in a corner of the living room not only warms the house in winter but also creates a cozy atmosphere.

The separate kitchen next to the living room is practical and modern, equipped with high-quality appliances and plenty of workspace. The cabinets and drawers are designed to be accessible and efficient.

On the second floor, there are three large and bright bedrooms, each with built-in wardrobes with mirrored doors. These wardrobes offer plenty of storage space and make the rooms feel larger and brighter.

The villa has two full bathrooms, both designed to be comfortable and elegant. They are equipped with modern fixtures and luxurious finishes.

The exterior of the villa is impressive. The garden surrounding the house is an oasis of tranquility with well-maintained lawns, decorative plants, and fruit trees.

A built-in barbecue is ideal for family gatherings and meetings with friends, and the property also features a spectacular solarium, perfect for sunbathing or enjoying the views.

The villa has pre-installation for air conditioning, which makes installation easier. Additionally, the underground parking is safe and convenient, with space for several vehicles.

The residential complex offers a wide range of services, such as a community pool, perfect for hot days, and a golf course that attracts both beginners and experienced players. These services ensure an unparalleled quality of life, with many leisure and sports options.

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