

# Urbanizacion los Balcones

€265,000

Apartment / Apartamento

Ref: V20497



2



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78 m<sup>2</sup>



✓



Consumption  
G

Emissions  
Applied for

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Ctra. Estación, 143

## Property Purchase Expenses

|                                 |                     |
|---------------------------------|---------------------|
| Property price .....            | €265,000 (£220,369) |
| Transfer tax 10% .....          | €26,500 (£22,037)   |
| Notary fees (approx) .....      | €750 (£624)         |
| Land registry fees (approx) ... | €750 (£624)         |
| Legal fees (approx) .....       | €1,500 (£1,247)     |

## Standard form of payment

|  |                     |
|--|---------------------|
| Reservation deposit .....              | €3,000 (£2,495)     |
| Remainder of deposit to 10% .....      | €23,500 (£19,542)   |
| Final Payment of 90% on completion ... | €238,500 (£198,332) |

\* 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

This South Facing, Two Bedroom, Top Floor Apartment in Villamartin is located within a 10 minutes walk of amenities and facilities, and just a 10 minutes drive from the beach. The property enjoys access to 3 communal pools, one of which is heated, with direct views of the communal pool and a large grassed area perfect for relaxing and sunbathing. Inside, the apartment boasts an open-plan kitchen with an adjoining utility room, air conditioning throughout, and fitted wardrobes in both bedrooms. Additional features include a lift, a spacious 19m2 terrace off the lounge, a private 76m2 solarium with an outside kitchen, and a private garage with a storeroom. With a 79m2 build, this apartment is ideally situated in the sought-after Orihuela Costa area.

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