

Marbella Villa

€549,000

Ref: X21282



2



2



242 m²



126 m²



Consumption
G

Emissions
Applied for

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Property Purchase Expenses

Property price	€549,000 (£469,779)
Transfer tax 7%	€38,430 (£32,885)
Notary fees (approx)	€750 (£642)
Land registry fees (approx) ...	€750 (£642)
Legal fees (approx)	€1,500 (£1,284)

Standard form of payment

Reservation deposit	€3,000 (£2,567)
Remainder of deposit to 10%	€51,900 (£44,411)
Final Payment of 90% on completion	€494,100 (£422,801)

* 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

Welcome to our new listing.

This charming 2-bedroom residence offers the perfect blend of coastal living and modern convenience. Nestled in a tranquil neighborhood, this property boasts a private garden—ideal for enjoying sunny afternoons or alfresco dining—and a spacious garage for secure parking and storage.

Location is everything, and this home delivers. Just a short stroll away, you'll find the vibrant town center of San Pedro, with its array of shops, cafes, and restaurants. The pristine beaches of Marbella are also within walking distance, making it easy to enjoy the Mediterranean lifestyle every day.

Whether you're looking for a holiday retreat or a permanent residence, this property is a rare find that combines convenience, charm, and the best of coastal living. Don't miss the opportunity to make this beautiful home yours!

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