

Benahavis Villa

€1,625,000

Ref: X21321



4



4



808 m²



180 m²



✓



✓



Consumption
G

Emissions
Applied for

Tel: +34 950 615 388
www.spanishpropertychoice.com

Mojacar Office
Paseo del Mediterráneo, 363

Albox Office
Avenida Lepanto, 15

Huércal-Overa Office
Ctra. Estación, 143



spanish
property
CHOICE

Property Purchase Expenses

Property price	€1,625,000 (£1,383,038)
Transfer tax 7%	€113,750 (£96,813)
Notary fees (approx)	€750 (£638)
Land registry fees (approx) ...	€750 (£638)
Legal fees (approx)	€1,500 (£1,277)

Standard form of payment

Reservation deposit	€3,000 (£2,553)
Remainder of deposit to 10%	€159,500 (£135,750)
Final Payment of 90% on completion	€1,462,500 (£1,244,734)

* 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 charming villa offers a unique and inviting atmosphere, featuring high ceilings with beautiful wooden beams and a quirky, yet functional layout brimming with character.

Upon entering, you'll be greeted by a bright entrance hall that flows into the cozy living room, which is divided into a comfortable seating area and a dining corner, perfect for entertaining guests. To the left, you'll find a fully refurbished modern kitchen, outfitted with top-quality finishes and appliances.

The main house includes two generous double bedrooms, each located in its own wing for added privacy. Both bedrooms are en-suite, with one offering direct access to the terrace and pool area.

A few steps from the main villa takes you to a separate guest suite, which could also serve as the master bedroom if desired. This suite is beautifully spacious, featuring high ceilings and the same stunning wooden beams as seen throughout the villa.

Additionally, there is a separate room with its own entrance that houses the laundry room, a double bedroom, and a bathroom, providing added flexibility.

The villa also boasts a lovely gazebo with high ceilings, ideal for use throughout the year with its glass curtains, allowing you to enjoy the space in all seasons. By the pool, you'll find a charming covered corner with a kitchenette, perfect for outdoor dining and relaxation.

This villa is a true gem, offering both charm and practicality in a beautiful setting.

Parking area for 2 -3 cars.

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