

Comares

Duplex/Townhouse / Casa adosada

€170,000

Ref: X22830



4



2



306 m²



112 m²



Consumption
G

Emissions
Applied for

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**spanish
property**
CHOICE

Property Purchase Expenses

Property price	€170,000 (£146,557)
Transfer tax 7%	€11,900 (£10,259)
Notary fees (approx)	€750 (£647)
Land registry fees (approx) ...	€750 (£647)
Legal fees (approx)	€1,500 (£1,293)

Standard form of payment

Reservation deposit	€3,000 (£2,586)
Remainder of deposit to 10%	€14,000 (£12,069)
Final Payment of 90% on completion	€153,000 (£131,901)

* 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

Nestled in the picturesque hills of Comares, this charming townhouse with its own plot is a real gem for those seeking authentic Andalusia. The house offers plenty of space and flexible layout options: a fully equipped kitchen, a cosy living room with fireplace, four bedrooms, two bathrooms, and an additional room that can be used as an office or extra bedroom. The highlight is the covered rooftop terrace with breathtaking mountain views the perfect spot to relax and enjoy the sunset. There's also another covered terrace and a built-in barbecue area for outdoor living at its best. The plot features a variety of fruit trees and a chicken coop ideal for self-sufficiency or enjoying a rural lifestyle. A separate outbuilding adds extra potential and could be transformed into a guest apartment, studio or workshop. An ideal home for families, nature lovers or anyone dreaming of life in a traditional Andalusian village with space to grow. We are pleased to be able to present this dream property to you soon, either personally or via virtual viewing. Because this world is unique - just like our Axarquía. In Andalusia. On the Costa del Sol. Here, on the sunny side of life...

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