

# Mojacar

Apartment / Apartamento

€169,950

Ref: B2220

RESERVED



2



1



88 m<sup>2</sup>



75 m<sup>2</sup>



✓



✓



1 min.



Consumption  
Applied for

Emissions  
Applied for

Tel: +34 950 615 388  
[www.spanishpropertychoice.com](http://www.spanishpropertychoice.com)



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Mojacar Office  
Paseo del Mediterráneo, 363

Albox Office  
Avenida Lepanto, 15

Huércal-Overa Office  
Ctra. Estación, 143

Ref: B2220 — <https://www.spanishpropertychoice.com/B2220>

## Property Purchase Expenses

Property price .....	€169,950 (£143,276)
Transfer tax 7% .....	€11,897 (£10,029)
Notary fees (approx) .....	€750 (£632)
Land registry fees (approx) ...	€750 (£632)
Legal fees (approx) .....	€1,500 (£1,265)

## Fees and Taxes

Communal fees .....	€65.10 per month
IBI property tax .....	€229.75 per annum
Refuse fees .....	€157.92 per annum

## Standard form of payment

Reservation deposit .....	€3,000 (£2,529)
Remainder of deposit to 10% .....	€13,995 (£11,798)
Final Payment of 90% on completion ....	€152,955 (£128,949)

\* 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

\*\*\*RESERVED JULY 2024\*\*\*

This is a rare opportunity, to purchase a two bedroom, one bathroom apartment on Bancal del Olivo, a small community, enjoying a communal pool with grounds and also a garage.

The property has road access and the garage is located underneath the apartment.

Stairs will take you to the front door.

On entering, you access a light, bright open plan living and dining area.

From here, you have access to your private terrace area, which is of a good size, and large enough to incorporate table and chairs. From here you can enjoy lovely sea views. An ideal place to sit and relax.

Returning to the living area, you will see an open fireplace, ideal for those cooler winter evenings. Then moving forward, you access your kitchen through an arch. So although a separate space, it is ideally connected to the living space also.

Here you will find ample storage, a window for ventilation and white goods. You can even enjoy the sea views from here!

From here a doorway, leads you out to a private patio area. Again, large enough for external furniture and for enjoying al fresco living and dining. There is a gateway, which takes you out to the road.

A staircase from here will take you up to your private roof solarium. From the moment you reach the top step, you will see the blue Mediterranean Sea stretching out in front of you. Looking backwards, you will see the mountains and Mojacar pueblo. So 360° views!

A further archway from the living space, takes you to both bedrooms and the family bathroom.

The first bedroom is a good size double, with fitted wardrobes, and views to the coast.

The second double bedroom is opposite, again a good size with fitted wardrobes.

The family bathroom is located between the bedrooms. It has a bathtub, with overhead shower and is tiled in the traditional Andalusian style of tiles.

There is also a useful storage room, which houses the boiler.

Contact us today on 0034 950 615 388 to arrange a viewing on this lovely property.