

Garrucha

Apartment / Apartamento

€385,000

Ref: E206



3



2



246 m²



123 m²



✓



✓



1 min.



Consumption
Applied for

Emissions
Applied for

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Ref: E206 — <https://www.spanishpropertychoice.com/E206>

Property Purchase Expenses

Property price	€385,000 (£328,051)
Transfer tax 10%	€38,500 (£32,805)
Notary fees (approx)	€750 (£639)
Land registry fees (approx) ...	€750 (£639)
Legal fees (approx)	€1,500 (£1,278)

Standard form of payment

Reservation deposit	€3,000 (£2,556)
Remainder of deposit to 10%	€35,500 (£30,249)
Final Payment of 90% on completion ...	€346,500 (£295,246)

* 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

In collaboration with our Spanish collaborators, we can offer for sale, this spectacular penthouse, offering three bedrooms and two bathrooms, located on Calle Mayor in Garrucha, located second line from the beach and offering unbeatable views.

The apartment, which is the last remaining penthouse apartment, with a privileged location, has a 123m² build, with a private terrace and solarium, in addition to having a private pool that enjoys the same panoramic views of the sea.

The penthouse is on the third floor of a fantastic building, which offers a total of 16 apartments and is close to all the services that Garrucha offers, in addition to being less than 50 meters from the beach.

Upon entering the apartment, you enter a hall that takes us to two areas of the house.

To the left, there are the two bedrooms, a full bathroom, and the third master bedroom with an en-suite bathroom.

To the right we find the semi-open kitchen, and the large bright living-dining room.

The living room opens onto a large terrace of 42.90 m² with sea views. On the terrace we find stairs that take us to the large 80m² solarium, which in turn has a 16.92 m² private pool.

As it is a newly built home, modifications can be made to the layout as long as they are not structural or to the façade. In this way we manage to create the home of your dreams in an unbeatable location.

Work is due to complete end of April 2024.