

# Vera

Apartment / Apartamento

€109,000

Ref: E218



3



1



84 m<sup>2</sup>



✓



10 min.



✓



✓



Consumption  
Applied for

Emissions  
Applied for

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## Property Purchase Expenses

Property price .....	€109,000 (£91,471)
Transfer tax 7% .....	€7,630 (£6,403)
Notary fees (approx) .....	€750 (£629)
Land registry fees (approx) ...	€750 (£629)
Legal fees (approx) .....	€1,500 (£1,259)

## Fees and Taxes

Communal fees ..... €46.75 per month

## Standard form of payment

Reservation deposit .....	€3,000 (£2,518)
Remainder of deposit to 10% .....	€7,900 (£6,630)
Final Payment of 90% on completion ...	€98,100 (£82,324)

\* 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

**\*\*Modern Apartment in Prime Vera Location\*\***

In collaboration with our Spanish partners, we have the pleasure to bring you the opportunity to buy a superb second-floor apartment in a modern, well-maintained building, boasting southeast-facing views over the town of Vera.

Conveniently located near the town centre, this property is just steps away from the courthouse, bus station, auditorium, and all essential amenities.

The building is also equipped with facilities for individuals with reduced mobility.

This 84 m<sup>2</sup> apartment features 3 generously sized bedrooms, a bright and spacious open-plan living-dining area, and a fully equipped kitchen with high-gloss cabinetry.

Additional spaces include a bathroom, laundry room, and a pantry/storage area.

The property also comes with a 15 m<sup>2</sup> parking space and a 6 m<sup>2</sup> storage room in the building's basement.

Premium finishes throughout include porcelain tile flooring, designer woodwork in dark wood, anthracite grey aluminium exterior carpentry.

There is ducted pre-installation for air conditioning and heating, and a centralised vacuum system.

The property is being sold unfurnished.

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