

# Benahavis Villa

€2,250,000

Ref: X21493



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728 m<sup>2</sup>



538 m<sup>2</sup>



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Consumption  
G

Emissions  
Applied for

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## Property Purchase Expenses

Property price .....	€2,250,000 (£1,875,105)
Transfer tax 7% .....	€157,500 (£131,257)
Notary fees (approx) .....	€750 (£625)
Land registry fees (approx) ...	€750 (£625)
Legal fees (approx) .....	€1,500 (£1,250)

## Standard form of payment

Reservation deposit .....	€3,000 (£2,500)
Remainder of deposit to 10% .....	€222,000 (£185,010)
Final Payment of 90% on completion ...	€2,025,000 (£1,687,595)

\* 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

Villa -key ready- with beautiful views of the Mediterranean in the Reserva del Alcuzcuz, near the exclusive urbanization La Zagaleta, in the municipality of Benahavis. The villa belongs to an urbanization of 6 similar villas. It has 538 m<sup>2</sup> built of which 277 m<sup>2</sup> are interior. On two floors, it offers 5 bedrooms and 4 bathrooms and a guest toilet. Large windows, generous porch, living room with open kitchen fully equipped with Siemens appliances and separate laundry area, first floor with a bedroom en suite and toilet.

Second floor with 4 bedrooms, two with en suite bathrooms and the master bedroom with dressing room. 3 bedrooms with access to terraces and panoramic views.

Two large parking spaces.

Spectacular finishes, with stoneware floor, Silestone countertops, designer bathrooms, underfloor heating throughout the house, air conditioning cold - heat, home automation system, etc...

A beautiful brand new villa, for a very reasonable price.

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