

Vera Playa

Duplex/Townhouse / Casa adosada

€220,000

Ref: B2336



3



2



93 m²



✓



✓



2 min.



✓



Consumption
E - 118kW

Emissions
D - 23kg



Tel: +34 950 615 388
www.spanishpropertychoice.com

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property
CHOICE

Mojacar Office
Paseo del Mediterráneo, 363

Albox Office
Avenida Lepanto, 15

Huércal-Overa Office
Ctra. Estación, 143

Ref: B2336 — <https://www.spanishpropertychoice.com/B2336>

Property Purchase Expenses

Property price	€220,000 (£190,432)
Transfer tax 7%	€15,400 (£13,330)
Notary fees (approx)	€750 (£649)
Land registry fees (approx) ...	€750 (£649)
Legal fees (approx)	€1,500 (£1,298)

Fees and Taxes

Communal fees	€77.00 per month
IBI property tax	€328.69 per annum
Refuse fees	€205.60 per annum

Standard form of payment

Reservation deposit	€3,000 (£2,597)
Remainder of deposit to 10%	€19,000 (£16,446)
Final Payment of 90% on completion ...	€198,000 (£171,389)

* 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

Located in the heart of the sought-after coastal resort of Vera Playa, this beautifully presented 3 bedroom, 2 bathroom townhouse offers the perfect blend of comfort, convenience, and coastal charm.

Situated within the secure gated community of Playa del Sur, residents enjoy access to lush, meticulously maintained gardens, a large communal swimming pool, a separate children's pool, and a dedicated play area, ideal for families or holidaymakers.

Just a short walk from local amenities and right on the local bus route, this home is perfectly positioned for easy, car-free living, however the property includes a private allocated parking space within the gated communal parking.

The property features an inviting east-facing front terrace, perfect for morning sun and alfresco dining.

Inside, the ground floor boasts a bright lounge-diner, a modern fitted kitchen, a utility courtyard, and a contemporary shower room.

Upstairs, you'll find three well-proportioned bedrooms and a family bathroom, offering ample space for both relaxation and practicality.

Whether you're seeking a full-time residence, holiday home, or a smart investment, this townhouse ticks all the boxes.

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