

# Vera Playa

Apartment / Apartamento

€124,900

Ref: N234



2



1



73 m<sup>2</sup>



57 m<sup>2</sup>



✓



✓



5 min.



Consumption  
Applied for

Emissions  
Applied for

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## Property Purchase Expenses

Property price .....	€124,900 (£107,726)
Transfer tax 7% .....	€8,743 (£7,541)
Notary fees (approx) .....	€750 (£647)
Land registry fees (approx) ...	€750 (£647)
Legal fees (approx) .....	€1,500 (£1,294)

## Fees and Taxes

Communal fees .....	€66.00 per month
IBI property tax .....	€200.00 per annum
Refuse fees .....	€205.60 per annum

## Standard form of payment

Reservation deposit .....	€3,000 (£2,588)
Remainder of deposit to 10% .....	€9,490 (£8,185)
Final Payment of 90% on completion ....	€112,410 (£96,954)

\* 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

Spacious and light-filled penthouse in a private residential complex with a swimming pool and paddle court, just 2 km from the coast. This appealing top-floor apartment offers a great mix of convenience, serenity, and coastal living, in a development that's well cared for and surrounded by greenery.

Whether you're looking for a year-round home or a weekend getaway, its location is spot-on—close to Mercadona, Valdeserra School, local sports facilities, and key road links.

The apartment is situated on the second floor of a walk-up building with southern exposure, filling the space with natural sunlight all day. It includes a generous living and dining area that opens onto a sunlit terrace, a separate kitchen fully equipped for daily use, two double bedrooms with built-in wardrobes, and a full bathroom. There's also a cozy covered porch overlooking the communal gardens—perfect for unwinding outdoors.

Residents have access to a shared pool for adults and children, broad green zones, and a paddle court, making it an ideal spot for families.

The sale also includes a reserved parking space, air conditioning, and the property is in excellent condition.

A great chance to settle near the seaside, in a setting that blends comfort and peace.

Contact us to arrange a viewing

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