

# Puerto de la Torre

## Apartment / Apartamento

€299,000

Ref: X21865



2



2



95 m<sup>2</sup>



✓



Consumption  
E

Emissions  
D

Tel: +34 950 615 388  
[www.spanishpropertychoice.com](http://www.spanishpropertychoice.com)

Mojacar Office  
Paseo del Mediterráneo, 363

Albox Office  
Avenida Lepanto, 15

Huércal-Overa Office  
Ctra. Estación, 143



spanish  
property  
CHOICE

## Property Purchase Expenses

Property price .....	€299,000 (£253,462)
Transfer tax 7% .....	€20,930 (£17,742)
Notary fees (approx) .....	€750 (£636)
Land registry fees (approx) ...	€750 (£636)
Legal fees (approx) .....	€1,500 (£1,272)

## Standard form of payment

Reservation deposit .....	€3,000 (£2,543)
Remainder of deposit to 10% .....	€26,900 (£22,803)
Final Payment of 90% on completion ....	€269,100 (£228,116)

\* 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

Discover this beautiful 2-bedroom, 2-bathroom apartment, nestled in the prestigious Puerto del Almendro residential complex in Benahavis. A home that perfectly combines spaciousness, comfort, and an unbeatable location—ideal for those seeking privacy, tranquility, and stunning views.

With its south-facing orientation, this property enjoys abundant natural light throughout the day. Its large private terrace, boasting beautiful views of the Mediterranean Sea, provides the perfect setting to unwind and take in the serene surroundings.

The apartment features a fully equipped independent kitchen and a convenient laundry room, designed for maximum comfort.

Set within a peaceful and lush residential community, this exclusive complex offers exceptional communal facilities, including an outdoor swimming pool and beautifully landscaped gardens—ideal for relaxation and enjoying nature.

The property is just 5 minutes from San Pedro Alcántara, 10 minutes from Puerto Banús, and close to the Monte Halcones shopping center, providing easy access to supermarkets, restaurants, and the most exclusive leisure options on the Costa del Sol.

This is a unique opportunity for those seeking a relaxed lifestyle, where tranquility and panoramic views blend seamlessly with the convenience of an exceptional location.

The abbreviated information document is available to you. Expenses: Taxes (ITP or VAT+AJD) + Notarial and registration expenses.

6354ALA

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