

Velez-Malaga

Duplex/Townhouse / Casa adosada

€904,000

Ref: X22697



3



3



3.13 hectares



196 m²



✓



Consumption
G

Emissions
Applied for

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property**
CHOICE

Property Purchase Expenses

Property price	€904,000 (£787,836)
Transfer tax 7%	€63,280 (£55,149)
Notary fees (approx)	€750 (£654)
Land registry fees (approx) ...	€750 (£654)
Legal fees (approx)	€1,500 (£1,307)

Standard form of payment

Reservation deposit	€3,000 (£2,615)
Remainder of deposit to 10%	€87,400 (£76,169)
Final Payment of 90% on completion	€813,600 (£709,052)

* 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

This impressive finca near Almayate spans almost 32,000 m2 of land and offers ample space for peace, self-sufficiency or small-scale farming projects. At its heart lies a charming house of approx. 200 m2, thoughtfully designed with three bedrooms and three bathrooms for privacy. The open-plan kitchen and dining area connects directly to a covered terrace, creating a bright and welcoming living space. There is also a separate living room, an office, a laundry room and a storage room. Several air-conditioning units ensure comfort throughout the house. The outdoor area is just as versatile: a well-maintained garden, various trees, and around 1,000 mango trees, along with lemon and orange trees, offer a truly Mediterranean atmosphere and great potential for agricultural use or extra income. Water supply is secured with a private well and an impressive reservoir with a capacity of six million litres. The finca enjoys a peaceful yet well-connected location. The sea, shops and amenities are just a short drive away. A property full of potential, whether for private family life, a peaceful retreat or a new project under the Andalusian sun. We are pleased to be able to present this dream property to you soon, either personally or via virtual viewing. Because this world is unique - just like our Axarquía. In Andalusia. On the Costa del Sol. Here, on the sunny side of life...

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