



Apartment
 3 bedrooms
 2 bathrooms
 🏠 154 m²
 🚶 Communal
 EPC Consumption: F
 EPC Emissions: E

REF: VHAP 1824

Mojacar Playa

€350,000

3 bed / 2 bath Penthouse Apartment with magnificent sea views in Mojácar Playa on an well-kept complex with various swimming pools and a tennis court. It is accessed from Calle Clara Campoamor from the ground floor or through Calle Los Atalayones at the back via the 5th floor of the building.

This well-presented sea facing apartment is situated only a few minutes' walk from the golden sandy beaches of Mojácar Playa and its promenade. The property is also ideally positioned for facilities such as restaurants, bars, supermarkets and so on. It is also on a regular bus route which travels along the beach or historic village of Mojácar Pueblo and the private shuttle bus service covering the airports of Almeria, Murcia and Alicante

The Apartment is on the 6th floor and last floor of the building accessed by lift. The apartment has a total built area of 100,55 mts². It is distributed between living dining room, kitchen, 3 double bedrooms and 2 bathrooms. Additionally, the property also has a wraparound sea facing private terrace measuring 53,48 mts² which as well as magnificent sea views it also offers superb mountain views as well as a view of the three large pools and children's splash pools, gardens and tennis court of the complex;

The property also benefits from hot and cold air conditioning, awning over the sizable terrace, etc. There is also 1 allocated parking and plenty of guest parking.

In short, the development has lifts and is fully gated. There are 3 large and 3 small communal pools, beautiful gardens, toilette & changing facilities in the pool area as well as a floodlit tennis court. The sea and the promenade are just a couple of minutes' walk as are the local shops, bars & restaurants. An excellent opportunity not to be missed!

This is truly a property well worth viewing! For more information about the apartment please contact us via phone or e-mail. Virtual viewing is also available.

Approximate purchasing costs

Net price - €350,000

Purchase tax - €24,500

Land registry - approx. - €875

Notary fees - approx. - €1,050
Conveyancing - approx. - €1,500

Standard forms of payment

Reservation deposit - €3,000
Remainder of deposit to 10% - €32,000
Final Payment on completion - €315,000

Approximate running costs

Yearly council rates (IBI) - €325.11
Quarterly rubbish collection - €51.40
Monthly community fees - €114.95

info@veritashomes.co.uk

+34 950 472 430

<https://veritashomes.co.uk/1824>

Veritas Homes: Av Andalucia, Parque Comercial, Planta 2 - Local 78 - Mojacar - 04638

Please note that with the market liberalization the costs for utilities such as water, electricity, telephone, broadband, etc. will vary from supplier and these are normally based on usage. With regards to building and contents insurance, the cost of the policy will depend on several factors including the amount of cover needed. For those using the property as a second home or investment there is also an annual tax payable to the Spanish tax authorities and which is based on the fiscal value of the property.

For more information about the property including all the legal documentation as set out in the regional decree 218/05 of 11th October please visit our office or contact us by phone or e-mail. Property viewings are strictly by prior appointment only.

REF: VHAP 1824

