





Land

 158 m²

 352 m²

REF: VHLA 2263

Los Gallardos

From €45,768

Building Plots R2-A in Huerta Nueva, Los Gallardos.

Urban Plot: 130€ per square meter

Plots size from 352.06 Mts² = 45,767,80€

Building ratio 0.45 i.e. 150 Mts² build on levels with the basement apart.

The price published does not include any costs associated with land purchase i.e. VAT at 21%, Notary, Land Registry and the purchaser's legal fees, nor does it include any costs associated with planning permissions.

Approximate purchasing costs

Net price - €45,768

IVA - 21% - €9,611

Land registry - approx. - €114

Notary fees - approx. - €700

Conveyancing - approx. - €1,500

Standard forms of payment

Reservation deposit - €3,000

Remainder of deposit to 10% - €1,577

Final Payment on completion - €41,191

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.

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Parcela	R2a2		R2a3	
	Sup.	Ext.	Sup.	Ext.
PARCELA 1	1.911,27		PARCELA 1	500,66
PARCELA 2	496,24		PARCELA 2	418,48
PARCELA 3	454,87		PARCELA 3	361,12
PARCELA 4	366,03		PARCELA 4	357,90
PARCELA 5	361,88		PARCELA 5	363,46
PARCELA 6	366,38		PARCELA 6	448,75
PARCELA 7	367,68		PARCELA 7	354,67
PARCELA 8	334,38		PARCELA 8	354,67
PARCELA 9	334,38		PARCELA 9	442,25
PARCELA 10	448,78		PARCELA 10	361,20
PARCELA 11	368,68		PARCELA 11	366,70
PARCELA 12	373,02		PARCELA 12	354,53
PARCELA 13	372,03		PARCELA 13	425,86

