



Apartment
2 bedrooms
2 bathrooms
🏠 88 m²
🏡 Communal

REF: VHMX 2564

Vera

€209,000

A choice of high quality 2-bedroom, 2-bathroom spacious homes with private gardens and terraces situated in Azahares, a private gated community. Located next to the 11th, 12th and 13th fairways, Azahares offers panoramic views of the Valle del Este 18-hole golf course and resort. The community has communal landscaped gardens and a communal swimming pool.

The interiors feature marble flooring throughout and brand-new high specification kitchens and bathrooms.

These Garden Homes include private outdoor parking, a storeroom and an optional private pool.

All residents have access to the large communal pool and landscaped gardens.

Built area of: 88-101m²

Private terrace: 80-88m²

Private garden: 40-153m²

Private parking area

Storeroom

Private pool (optional)

Communal pool and gardens.

At the moment there are six apartments available ranging from 175,000€ to 187,500€ and all of them are on the ground floor.

Vera lies on the coast of Almeria and is divided into Vera Pueblo (town) which lies 7 km inland and Vera Playa (beach). The town has a perfect combination of historical roots (the town hall was built in the 16th century) and modern life with bustling streets and eclectic shops, bars and restaurants to suit all tastes.

Vera Playa is famous for its excellent beaches with fine golden sand and clear waters. The most well-known nudist beach in Europe is located at El Playazo Vera Playa, a 5km stretch of beach that also includes nudist urbanisations, restaurants and bars alongside it.

Approximate purchasing costs

Net price - €209,000
Purchase tax - €14,630
Land registry - approx. - €523
Notary fees - approx. - €700
Conveyancing - approx. - €1,500

Standard forms of payment

Reservation deposit - €3,000
Remainder of deposit to 10% - €17,900
Final Payment on completion - €188,100

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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