



Apartment
 2 bedrooms
 2 bathrooms
 🏠 98 m²
 🏠 Communal
 EPC Consumption: E
 EPC Emissions: D

REF: VHAP 2674

Mojacar Playa

€119,950

Fantastic opportunity with great sea views! 2 bed / 2 bath Apartment within walking distance to the beach, golf course and all the amenities of Marina de la Torre Golf Resort.

The property has a total area area of 97.80² (57.35 mts² for the apartment and 27.15 mts² for the covered front terrace with very good sea, pool views and mountain views and 13.30 mts² for the back terrace / patio). All in all the apartment is distributed between living / dining room, large kitchen, utility area, 2 double bedrooms both with built in wardrobe and a family bathroom as well as a front and a back terrace. Part of the back terrace has been converted to an en suite for the second bedroom. The property benefits from ducted air conditioning throughout.

This property does not feel like a holiday apartment but a real home which is immaculately kept and an early viewing is highly recommended.

Approximate purchasing costs

Net price - €119,950
 Purchase tax - €8,397
 Land registry - approx. - €300
 Notary fees - approx. - €700
 Conveyancing - approx. - €1,500

Standard forms of payment

Reservation deposit - €3,000
 Remainder of deposit to 10% - €8,995
 Final Payment on completion - €107,955

Approximate running costs

Yearly council rates (IBI) - €191.82
 Quarterly rubbish collection - €39.49
 Monthly community fees - €43.12

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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