



Apartment  
2 bedrooms  
2 bathrooms  
🏠 74 m<sup>2</sup>  
🏠 Communal  
EPC Consumption: E  
EPC Emissions: D

**REF: VHAP 2881**

## Turre

**€125,000**

Immaculate 2 bed / 2 bath ground floor apartment with 3 large 53.20 mts2 distributed between 3 separate terraces. It also benefits from a private underground parking and communal swimming pool in Turre and is within walking distance to all amenities and services.

All in all, this well-appointed apartment has 74.10 mts2 distributed between living / dining room, fully fitted and well-equipped kitchen, hallway, double bedroom with built in wardrobe, family bathroom, main bedroom with a dressing area and built in wardrobe and en suite shower. The property also benefits from 53.20 mts2 distributed between 3 terraces. The private underground parking space is accessed via a flight of stairs to the basement of the building.

This typical Spanish Village of Turre benefits from all services and amenities from banks, shops, medical centre, dentist, town hall, school, bars and restaurants, etc. It's only a short drive to the coast with the famous Mojácar a mere 5 minutes' drive. For more information or to book an in person viewing appointment please visit our office or call or e-mail us. Virtual viewing is also available.

### Approximate purchasing costs

Net price - €125,000  
Purchase tax - €8,750  
Land registry - approx. - €313  
Notary fees - approx. - €700  
Conveyancing - approx. - €1,500

### Standard forms of payment

Reservation deposit - €3,000  
Remainder of deposit to 10% - €9,500  
Final Payment on completion - €112,500

### Approximate running costs

Yearly council rates (IBI) - €210.00  
Quarterly rubbish collection - €51.40  
Monthly community fees - €25.00

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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