

Villa
4 bedrooms
2 bathrooms
817 m²
538 m²
Private

REF: VHMX 2902

Turre

€550,000

Four-Storey Building For Sale in Turre in Almeria, Andalusia – Includes Apartment & Former Bar

This 817m2 property in Turre offers a mix of residential and commercial spaces with redevelopment potential. Spanning four floors, the building includes a separate 197m2 apartment with its own entrance. The apartment features four bedrooms, two bathrooms, a fully equipped kitchen, and multiple terraces with views over the town. The master bedroom includes an en-suite bathroom and a private terrace, while the living area has a fireplace and access to a covered terrace.

Inside the main building, the ground floor features a 230m2 layout with a garage, storeroom, kitchen, bar, and five toilets. The first floor houses a 121m2 open area previously used as a dance floor with a bar and DJ booth. A first-floor terrace leads to an unused swimming pool, offering potential for renovation. The property is classified as "residential," making it suitable for conversion into apartments or alternative uses.

Additional features include a large open-plan basement space with natural light and convenient access from Calle Los Algarrobos. Whether repurposed for residential, rental, or business use, this property in Turre provides significant square footage and multiple possibilities.

• 538m2 plot with a total built area of 817m2
• Four-storey building with redevelopment potential
• Separate 197m2 apartment with 4 bedrooms & 2 bathrooms
• Apartment includes fully fitted kitchen, living-dining area & terraces
• Master bedroom with en-suite & private terrace
• Air conditioning in the apartment
• Ground floor (230m2) includes garage, storeroom, bar, kitchen & 5 toilets
• First floor features a 121m2 open-plan space with bar and DJ booth
• First-floor terrace with an unused swimming pool
• Large open-plan basement space with window
• Located in Turre with access from Calle Los Algarrobos
• Suitable for conversion into apartments or mixed-use development

Location: For the precise location, see the pin on Google maps above.

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

Airports: Almeria airport is a 45 minute drive, Murcia airport is 1 hour 20 minutes, Alicante airport is 2 hours and Malaga airport is 2 hours 45 minutes.

4 Golf Courses: Mojacar - Marina de la Torre, Vera - Valle del Este, Cuevas de Almanzora - Desert Springs, Pulpi - Aguilon Golf.

About Us:
Mojacar Estates have been running successfully as an independent property sales and holiday rentals agency since 1982. Our dedicated team, who have all been working within this industry for more than 20 years, offer a professional and knowledgeable service to our clients. Our team speaks fluent Spanish, English and German. We offer properties for sale and rental in Mojacar and surrounding areas of Almeria, including Turre, Garrucha, Vera Playa, Los Gallardos, Villaricos and San Juan de los Terreros.

The indicated price does not include the taxes and expenses derived from the sale (ITP at the current tax rate, notary, registration and lawyer fees). We remind you that as a consumer you have the right to be informed and given the corresponding informative documentation, depending on the case, based on the provisions of Decree 218/05 of 11 October which regulates the Regulations on Consumer Information in the sale and rental of housing in Andalusia.

Approximate purchasing costs
Net price - €550,000
Purchase tax - €38,500
Land registry - approx. - €1,375
Notary fees - approx. - €1,650
Conveyancing - approx. - €1,500

Standard forms of payment
Reservation deposit - €3,000
Remainder of deposit to 10% - €52,000
Final Payment on completion - €495,000

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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