



Apartment
2 bedrooms
2 bathrooms
🏠 65 m²
🏠 Communal
EPC Consumption: G
EPC Emissions: G

REF: VHMx 2957

Mojacar Playa

€225,000

Fantastic Apartment for Sale in Puerto Marina, Mojácar Playa, Almería with Stunning Sea Views & Lock-Up Garage

Fabulous 2-bedroom apartment with brand new kitchen and bathrooms for sale in Puerto Marina complex (Phase 3) in Mojácar Playa, Almería, Andalusia. This property stands out for its huge 40m² terrace with breathtaking sea and mountain views, a private lock-up garage, and access to a communal swimming pool.

Property Overview

Located on the third floor, this bright and spacious apartment features 2 bedrooms and 2 bathrooms. The standout feature is the enormous southeast-facing terrace, running the full length of the property, perfect for outdoor living and entertaining while enjoying panoramic views. The property can be accessed via external stairs from the garage or from the street behind (fourth-floor level).

Interior Layout

- Living – Dining Area: Large open-plan living and dining room with double doors leading directly onto the terrace. Electric wall radiator in the sitting room.
- Kitchen: Brand-new fitted kitchen with Silestone worktops, integrated appliances, electric hob, oven, extractor fan, washing machine, separate fridge and freezer, and electric water heater. The stylish white cabinetry ensures a bright, modern finish.
- Master Bedroom: Fitted wardrobes, patio doors opening to the terrace, and a completely renovated ensuite bathroom with a walk-in shower and smart basin unit.
- Second Bedroom: Double bedroom with window to the terrace.
- Guest Bathroom: Also fully refurbished, featuring a walk-in shower and new basin unit.

Both bathrooms and the kitchen have been completely modernised, giving the property a fresh, contemporary feel.

Features and Extras

- Sold furnished with kitchen appliances, bedroom and terrace furniture (living and dining furniture not included).
- Ceiling fans and mosquito blinds in all rooms.

- Air conditioning (hot and cold) in the main bedroom and living room.
- Private garage of 16m² included in the price.

Communal Areas

The Puerto Marina Phase 3 complex offers a communal swimming pool with spectacular views, a small lawn area, and sun loungers available for residents to enjoy.

Location

For the exact location of the property, please refer to the map above. Puerto Marina Phase III is just up the hill from the Puerto Marina Hotel. It is about a 10-minute walk (950m) from the beach when walking downhill, and a little longer going back up. There is a bus stop by the hotel for the local Mojácar bus as well as the Garrucha and Vera buses.

Airport Connections

The property is ideally located for access to several airports: Almería airport is just 1 hour away, Murcia airport is approximately 1 hour 20 minutes, Alicante can be reached in around 2 hours, and Málaga in 2 hours 45 minutes.

Golf Nearby

Golf enthusiasts will appreciate having four excellent courses within easy reach: Marina de la Torre in Mojácar, Valle del Este in Vera, Desert Springs in Cuevas del Almanzora, and Aguilón Golf in Pulpí.

About Us

Mojacar Estates has been a trusted independent property sales and holiday rentals agency since 1982. Our experienced team—each with over 20 years in the industry—provides a professional and reliable service. We speak English, Spanish, and German, and offer a wide selection of properties for sale and rent in Mojácar and the surrounding areas, including Turre, Garrucha, Vera Playa, Los Gallardos, Villaricos, and San Juan de los Terreros.

Legal Note

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.

The information provided to the consumer regarding taxes and price will be valid for 24 hours, as it may be subject to variations in price or modifications to taxes or community fees.

Approximate purchasing costs

Net price - €225,000
 Purchase tax - €15,750
 Land registry - approx. - €563
 Notary fees - approx. - €700
 Conveyancing - approx. - €1,500

Standard forms of payment

Reservation deposit - €3,000
 Remainder of deposit to 10% - €19,500
 Final Payment on completion - €202,500

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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