



Apartment
2 bedrooms
One bathroom
🏠 70 m²
🏊 Communal

REF: VHMx 2961

Mojácar Playa

€195,000

Pretty Fully Reformed 2-Bed Apartment for Sale in Pueblo del Cantal, Mojácar, Almería

Completely refurbished top-floor apartment in Pueblo del Cantal, Mojácar Playa with terrace, sea glimpse, and direct street access. 10 mins from the beach.

Beautifully reformed apartment for sale in Pueblo del Cantal, one of the most desirable residential areas in Mojácar Playa, Almería. This bright top-floor apartment offers 2 bedrooms, 1 bathroom, a sunny south-facing terrace, and access to a communal pool with surrounding lawns—all within walking distance of the beach, shops, and restaurants.

Located on the fourth floor of Block A, the property enjoys direct street access thanks to the natural slope of the hill, so you can park conveniently outside the front door.

This apartment has been fully refurbished with modern upgrades, including:

- New PVC “turn and tilt” double-glazed windows
- New front and interior doors
- Completely reformed kitchen and bathroom
- New cupboards on terrace housing the tumble dryer

The entrance hallway opens to a spacious open-plan living and dining room with a fully fitted kitchen featuring pine wood cabinets, gas hob, electric oven, extractor, dishwasher, washing machine, and fridge-freezer. The living area leads directly onto a 10m² south-facing terrace with mountain views and a glimpse of the sea—perfect for relaxing or dining outdoors with all day sun.

Both double bedrooms include built-in wardrobes and air conditioning (hot and cold). The modern bathroom features a walk-in shower with glass screen, vanity unit, and heated towel rail. Additional features include a safe in the wardrobe and furniture included as per inventory.

The owners in Pueblo del Cantal enjoy a lovely communal pool surrounded by lawns, ideal for relaxing in a peaceful setting after a day at the beach.

Set in a quiet residential area of Mojácar Playa, this property is ideal as a holiday apartment, rental

investment, or permanent home by the sea. The beachfront, bars, and restaurants are only a 10-minute walk away.

Location

For the exact location of the property, please refer to the map above.

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 - €195,000
Purchase tax - €13,650
Land registry - approx. - €488
Notary fees - approx. - €700
Conveyancing - approx. - €1,500

Standard forms of payment

Reservation deposit - €3,000
Remainder of deposit to 10% - €16,500
Final Payment on completion - €175,500

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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