

# Huercal-Overa

Land / Terreno

€39,999

Ref: A1240



1.72 hectares



Consumption  
Not required

Emissions  
Not required



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property  
CHOICE

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## Property Purchase Expenses

Property price .....	€39,999 (£34,483)
Transfer tax 7% .....	€2,800 (£2,414)
Notary fees (approx) .....	€750 (£647)
Land registry fees (approx) ...	€750 (£647)
Legal fees (approx) .....	€1,500 (£1,293)

## Standard form of payment

Reservation deposit .....	€3,000 (£2,586)
Remainder of deposit to 10% .....	€1,000 (£862)
Final Payment of 90% on completion ...	€35,999 (£31,035)

\* Prices quoted in Pounds are illustrative and should only be used as a guide.

\* Transfer tax is based on the sale value or the cadastral value whichever is the highest.

\* Spanish Property Choice has made every effort to obtain the information regarding this listing from external sources deemed reliable. However, we cannot warrant the complete accuracy thereof subject to errors, omissions, change of price, rental or other conditions, prior sale, lease or financing, or withdrawal without notice.

\* Price valid until sold

\* Conveyancing not included

\* The DIA is available at our office according to the Decree 218/2005

## Description

A large rustic plot of land situated just on the edge of the beautiful Spanish village of Santa Maria de Nieve. The main town of Huerca-Overa is within a 10 minute drive and offers all amenities including bars, restaurants, several supermarkets, bus station and cinema etc.

There are currently 125 mature olive trees which provide 6000kg of olives per year and 25 almond trees that harvest 400kg of almonds per year.

There is a ruin on the land which is not registered and therefore can not be reformed.

The current owner has water rights which they are happy to sell included in the asking price.

\* A Documento Informativo Abreviado (DIA) is available - Un Documento Informativo Abreviado (DIA) está disponible