

# Ciudad Quesada

## Villa

€270,000

Ref: V20441



2



1



546 m<sup>2</sup>



87 m<sup>2</sup>



✓



Consumption  
G

Emissions  
Applied for

Tel: +34 950 615 388  
[www.spanishpropertychoice.com](http://www.spanishpropertychoice.com)

Mojacar Office  
Paseo del Mediterráneo, 363

Albox Office  
Avenida Lepanto, 15

Huércal-Overa Office  
Ctra. Estación, 143



spanish  
property  
CHOICE

## Property Purchase Expenses

Property price .....	€270,000 (£225,863)
Transfer tax 10% .....	€27,000 (£22,586)
Notary fees (approx) .....	€750 (£627)
Land registry fees (approx) ...	€750 (£627)
Legal fees (approx) .....	€1,500 (£1,255)

## Standard form of payment

Reservation deposit .....	€3,000 (£2,510)
Remainder of deposit to 10% .....	€24,000 (£20,077)
Final Payment of 90% on completion ...	€243,000 (£203,277)

\* 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

This West Facing, Two Bedroom Detached Villa in La Marquesa, is located between Ciudad Quesada & Rojas, offering a convenient and sought-after lifestyle within a 5-minute walk of local amenities and facilities, including the clubhouse and La Marquesa Golf Course. The property features two spacious double bedrooms and one modern shower room. Enjoy stunning golf and mountain views from the main covered and enclosed terrace. The villa is set within a beautifully landscaped, two-level private garden that includes an 8x4 private swimming pool, perfect for relaxation. Inside, the home is equipped with an open-plan kitchen, fitted wardrobes, air conditioning, and ceiling fans throughout for maximum comfort. Additional features include off-road parking, a cozy gas fireplace, and secure window and door grills. With no community fees and just a 10-minute drive to the beach, this villa offers the perfect blend of privacy, convenience, and the charm of Costa Blanca South living.

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