

Estepona

Duplex/Townhouse / Casa adosada

€270,000

Ref: X21379



2



2



110 m²



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Consumption
G

Emissions
Applied for

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Property Purchase Expenses

Property price	€270,000 (£226,392)
Transfer tax 7%	€18,900 (£15,847)
Notary fees (approx)	€750 (£629)
Land registry fees (approx) ...	€750 (£629)
Legal fees (approx)	€1,500 (£1,258)

Standard form of payment

Reservation deposit	€3,000 (£2,515)
Remainder of deposit to 10%	€24,000 (£20,124)
Final Payment of 90% on completion	€243,000 (£203,753)

* 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

Lovely townhouse that needs Total Refurbishment therefore the price. Located in the exclusive Atalaya Golf development, this magnificent semi-detached house offers an unbeatable setting, combining tranquillity, comfort and proximity to the main attractions of the Costa del Sol. Just a few metres from the prestigious Atalaya Golf Club, and very close to San Pedro de Alcántara and Marbella, the property belongs to the municipality of Estepona, benefiting from the privacy and charm of the area without giving up the essential services and vibrant lifestyle of nearby towns.

The house has two large bedrooms, designed to offer maximum comfort and brightness, as well as a full bathroom and a toilet, providing functionality and convenience in every corner.

It is distinguished by its impressive panoramic views of the Mediterranean Sea and the majestic La Concha mountain, which can be enjoyed from several rooms in the house. Thanks to its ideal orientation, it receives abundant natural light throughout the day, creating a warm and welcoming atmosphere. It has its small garden area in front of bedroom.

Located in an intimate and well-kept community, this semi-detached house has access to large garden areas, a large communal pool and private outdoor parking. In addition, the house is in the final stages of finishing, allowing the buyer to customize the last details according to their preferences and create a tailor-made home.

If you are looking for a property with character, privacy and proximity to the best golf courses and beaches on the Costa del Sol, this semi-detached house in Atalaya Golf is an ideal option to enjoy an exclusive lifestyle in an incomparable natural setting.

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