

# Marbella

## Apartment / Apartamento

€368,000

Ref: X21656



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40 m<sup>2</sup>



Consumption  
G

Emissions  
Applied for

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## Property Purchase Expenses

Property price .....	€368,000 (£312,745)
Transfer tax 7% .....	€25,760 (£21,892)
Notary fees (approx) .....	€750 (£637)
Land registry fees (approx) ...	€750 (£637)
Legal fees (approx) .....	€1,500 (£1,275)

## Standard form of payment

Reservation deposit .....	€3,000 (£2,550)
Remainder of deposit to 10% .....	€33,800 (£28,725)
Final Payment of 90% on completion ....	€331,200 (£281,470)

\* 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

Decorated with soft tones of cashmere, walnut, anthracite and white, each apartment space has been designed to offer style and comfort. The living room, comfortable and bright, connects directly to a terrace facing the Avenida Puerta del Mar, from where you will enjoy partial views of the sea, the mountain and the Parque de La Alameda, the most central and visited of the city.

The kitchen designed to be harmoniously integrated into the living room, this elegant kitchen features artisanal carpentry in matte lacquered cashmere and interior modules in graphene with its own lighting. The stonetop surrounds the entire work area, and is equipped with high-end integration appliances, ready to be premiered. The bedroom opens to the terrace and its cupboard fitted in cashmere lacquered includes a graphene interior with integrated lighting.

The bathroom, completely brand new, follows a modern and functional line. The apartment has porcelain floor, high quality furniture, doors that go from floor to ceiling lacquered in cashmere and a decoration that mixes contemporary art with certificate and unique marine pieces.

Lighting, direct and indirect, is strategically designed to create the perfect environment at any time of the day or night.

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