

# Velez-Malaga

## Apartment / Apartamento

€349,000

Ref: X22181



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98 m<sup>2</sup>



98 m<sup>2</sup>



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✓



Consumption  
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Emissions  
Applied for

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## Property Purchase Expenses

Property price .....	€349,000 (£294,067)
Transfer tax 7% .....	€24,430 (£20,585)
Notary fees (approx) .....	€750 (£632)
Land registry fees (approx) ...	€750 (£632)
Legal fees (approx) .....	€1,500 (£1,264)

## Standard form of payment

Reservation deposit .....	€3,000 (£2,528)
Remainder of deposit to 10% .....	€31,900 (£26,879)
Final Payment of 90% on completion ....	€314,100 (£264,661)

\* 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

Welcome to this charming penthouse in the coastal village of Mezquitilla a perfect blend of comfort, functionality, and Mediterranean lifestyle. This well-designed apartment stands out with two private terraces, both offering lovely sea views and plenty of space to relax, dine, or entertain outdoors. The bright and airy living room flows seamlessly into the kitchen and opens directly onto one of the terraces, creating a wonderful indoor-outdoor feel. One of the two bedrooms also has direct access to the terrace, bringing in plenty of natural light and sea breezes. Both bedrooms are equipped with built-in wardrobes, and the entire apartment benefits from air conditioning for year-round comfort. The kitchen is compact yet stylish, featuring sleek white cabinetry, black countertops, and stainless steel appliances. The open-plan layout and thoughtfully chosen décor with warm tones and pops of color create a welcoming and contemporary atmosphere. The bathroom is modern and well-appointed, offering a combination bathtub and shower, a vessel sink, and quality fixtures that make the space both functional and pleasant. A private parking space and a separate storage room offer added convenience, and the well-kept community includes a shared pool ideal for a refreshing dip on warm days. Located just a short stroll from the beach, local restaurants, shops, and other amenities, this penthouse is ideal for those looking for a full-time residence, a relaxing holiday home, or a solid investment on the sunny coast. We are pleased to be able to present this dream property to you soon, either personally or via virtual viewing. Because this world is unique - just like our Axarquía. In Andalusia. On the Costa del Sol. Here, on the sunny side of life...

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