

# Mijas

## Apartment / Apartamento

€400,000

Ref: X22256



2



2



70 m<sup>2</sup>



✓



✓



Consumption  
G

Emissions  
Applied for

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## Property Purchase Expenses

Property price .....	€400,000 (£346,840)
Transfer tax 7% .....	€28,000 (£24,279)
Notary fees (approx) .....	€750 (£650)
Land registry fees (approx) ...	€750 (£650)
Legal fees (approx) .....	€1,500 (£1,301)

## Standard form of payment

Reservation deposit .....	€3,000 (£2,601)
Remainder of deposit to 10% .....	€37,000 (£32,083)
Final Payment of 90% on completion ....	€360,000 (£312,156)

\* 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 cozy, 2 bedrooms, penthouse with panoramic sea views and a big roof terrace. In the well-known urbanization "Angel de Miraflores", you find this light and bright apartment with 2 bedrooms and 2 bathrooms.

Non is "en suit", but one is in the "sleeping area" and one is right by the entrance, useable for guests.

The terrace on the apartment level is, 12 m2, big enough for 4-6 to sit for dinner and enjoy the beautiful views.

From the terrace you reach the roof terrace (55 m2) by a spiral staircase. On this space you can build your own outdoor kitchen, and/or create your own outdoor living room with incredible views. Note that the community doesn't allow new owners to rent out short term! One underground parking space and one good sized storage is included.

Three pools, one big and one pool for smaller children right behind the building and one close to another building in the same urbanization.  
Distances:

Playa El Bombo, 750 m, 10 min walk

Supermercado, Torrenueva, 8 min walk

Buss stop, 9 min walk

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