

Competa Villa

€509,000

Ref: X22384



2



2



2,497 m²



229 m²



✓



✓



Consumption
G

Emissions
Applied for

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Property Purchase Expenses

Property price	€509,000 (£434,126)
Transfer tax 7%	€35,630 (£30,389)
Notary fees (approx)	€750 (£640)
Land registry fees (approx) ...	€750 (£640)
Legal fees (approx)	€1,500 (£1,279)

Standard form of payment

Reservation deposit	€3,000 (£2,559)
Remainder of deposit to 10%	€47,900 (£40,854)
Final Payment of 90% on completion	€458,100 (£390,713)

* 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

Exclusive Charming white villa located close to the village of Cómpeta, offering peace, privacy, and beautiful views of the surrounding countryside. This well-kept detached property is distributed over two floors with a total of 150 m² built on a generous 3,500 m² plot. It features three spacious bedrooms and two bathrooms, ideal for a family home or holiday retreat.

The interior includes built-in wardrobes, a central gas heating system, and air conditioning, ensuring comfort throughout the year. Further rooms include a utility room/dressing room (formerly used as a bedroom), an ironing room (previously a small bedroom), and an office with a separate entrance—offering flexibility for additional living space, guest accommodation, or working from home.

Outside, the villa boasts a private swimming pool, garden, terrace, and balcony, providing multiple areas to enjoy the Andalusian sun and natural surroundings. With a south and north orientation, the house receives natural light all day. A private garage is included in the price, and additional storage space is available with a built-in storeroom. Just a short drive from the village center, this villa combines rural charm with convenient access to local shops, restaurants, and the coast, making it a perfect choice for both permanent living and a relaxing getaway.

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