Chirivel
Cortijo/Finca

€319,995

Ref: A1381

5	2.5	2,273 m²	334 m²	✔	✔	✔

Consumption
E - 265kW

Emissions
E - 56kg

Tel: +34 950 615 388
www.spanishpropertychoice.com

spanish property CHOICE

Mojacar Office
Paseo del Mediterráneo, 363

Albox Office
Avenida Lepanto, 15

Huércal-Overa Office
Ctra. Estacón, 143

Ref: A1381 — https://www.spanishpropertychoice.com/A1381

Property Purchase Expenses

Property price €319,995 (£269,484)
Transfer tax 7% €22,400 (£18,864)
Notary fees (approx) €750 (£632)
Land registry fees (approx) ... €750 (£632)
Legal fees (approx) €1,500 (£1,263)

Fees and Taxes

IBI property tax ..... €296.00 per annum
Refuse fees ..... €120.00 per annum

Standard form of payment

Reservation deposit €3,000 (£2,526)
Remainder of deposit to 10% €29,000 (£24,422)
Final Payment of 90% on completion €287,996 (£242,535)

* 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

RECENTLY REDUCED

Spanish Property Choice are delighted to be able to offer you an opportunity to buy a spacious and beautifully renovated semi-detached Andalusian Cortijo with 5 bedrooms and 2 bathrooms including a 6m x 3m private pool situated in a small hamlet in the countryside of Chirivel, in the Almeria Province.

This charming semi-detached two-story property is set on a plot of around 273m2 including a plot of land of 2,273m2 with spectacular countryside views.

This property has already an established rural tourism business, which comes with a tourist license in place to operate as a "vivienda rural".

The property is situated within walking distance of a bar /restaurant and is only a 5-minute drive from the small town of Chirivel, which offers all amenities for daily living.

Also, just a 10-minutes drive to the historical town of Velez Rubio, you can find a wider range of shops, banks, bars, a weekly market, and 24h health center, etc.

The main access into the property leads into a spacious hallway. To the right of the hallway finds a large guest toilet with a storage cupboard, the toilet is tiled for easy maintenance. Adjacent to this is another door that leads to a small corridor where the master suite is situated. This room is a generously proportioned with feature shelved alcove. It has the benefit of a private on suite shower room, toilet and vanity unit with a hand basin. The room also has a large walk in wardrobe for storage.

Heading back to the small corridor, one finds another external door that leads to a pretty courtyard with an external staircase that leads to a first-floor terrace. The courtyard also gives access to a wood - general store area, and has a stable door leading out to the front parking area. A separate door from here leads into a large, fully fitted.

From this courtyard a door provides access to a large, fully fitted kitchen that has a wide range of modern wall and base units, a central island, granite worktops, plus all appliances. A door leads into a large utility-storage room where the gas water heater, and washing machine are stored and another to the swimming pool terrace and relaxation area. A dining table and pergola compliment the area to provide the perfect relaxation area to enjoy alfresco living and dining in the beautiful climate Spain has to offer.

The 6 x 3m in ground tiled swimming pool has Roman steps with a paved surround, and the pool area is walled to the front and to one side for privacy but still enabling stunning views of the countryside.

Heading back through the kitchen and courtyard to the hallway, we find another door that leads into a generous-sized room, currently being used as a multifunction bedroom, store room and study.

The fourth door leading from the hallway leads directly into a large but cozy living room with a feature log burning stove and built in storage areas.

Two doors lead from the living room, the first opens directly in...

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