

# Algorfa Villa

€230,000

Ref: V22695



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100 m<sup>2</sup>



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## **Property Purchase Expenses**

Property price .....	€230,000 (£200,445)
Transfer tax 10% .....	€23,000 (£20,045)
Notary fees (approx) .....	€750 (£654)
Land registry fees (approx) ...	€750 (£654)
Legal fees (approx) .....	€1,500 (£1,307)

## **Standard form of payment**

Reservation deposit .....	€3,000 (£2,615)
Remainder of deposit to 10% .....	€20,000 (£17,430)
Final Payment of 90% on completion ....	€207,000 (£180,401)

\* 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**

This South East Facing, Three Bedroom, Semi Detached Villa on La Finca Golf 5\* Hotel Spa Resort is located just a few minutes' drive from the charming village of Algorfa. The 5\* hotel, spa, and golf course are within a 7-minute walk, while an array of eating places, café bars, and shops can be reached within a 3-minute drive. Quesada and Benijofar are just 10 minutes away by car, and the beautiful beaches of the Costa Blanca South are approximately a 20-minutes. This 100m<sup>2</sup> villa offers both front and rear access and boasts a desirable outlook with views through to the golf course and over the immense citrus groves to the mountains. The spacious living area features a characterful beamed ceiling, an open fireplace, and double sliding glazed doors leading out to the garden &mdash; creating a warm and inviting atmosphere. Stairs from the lounge lead up to the first floor. The separate fitted kitchen is functional and well-equipped, with an adjoining utility area. Also on the ground floor is a double bedroom and a modern shower room. Upstairs, you'll find two further double bedrooms, both with access to terraces one benefitting from those delightful views over the citrus groves and nearby mountains. A family bathroom serves this level, and all bedrooms benefit from built-in wardrobes, with ducted air conditioning installed throughout the property. Internal stairs provide access to the private solarium, ideal for relaxing or entertaining with panoramic views. The exterior of the villa includes both front and rear gardens, a BBQ area, off-road parking, and access to beautifully maintained communal gardens and a lovely communal pool area &mdash; all set within a well-kept and sought-after community. A fantastic opportunity for golf lovers and those seeking a peaceful yet well-connected lifestyle in one of the most popular areas of the Costa Blanca South.

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