

# Marbella

## Duplex/Townhouse / Casa adosada

# €690,000

### Ref: X21343



4



2



120 m<sup>2</sup>



Consumption  
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Emissions  
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## Property Purchase Expenses

Property price .....	€690,000 (£575,840)
Transfer tax 7% .....	€48,300 (£40,309)
Notary fees (approx) .....	€750 (£626)
Land registry fees (approx) ...	€750 (£626)
Legal fees (approx) .....	€1,500 (£1,252)

## Standard form of payment

Reservation deposit .....	€3,000 (£2,504)
Remainder of deposit to 10% .....	€66,000 (£55,080)
Final Payment of 90% on completion ...	€621,000 (£518,256)

\* 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

House with an unbeatable location within the old town of Marbella.

The house is distributed on 2 floors plus a large sunny terrace that occupies the entire surface of the house.

On the main floor has the kitchen and the living room, a toilet, on the upper floor there are 4 bedrooms and a bathroom.

It is in a perfect state of preservation and ready to move into it.

Constructed area of 120 m2 plus a solarium terrace of 60 m2. Stunning views of the castle wall.

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