

# Malaga

## Apartment / Apartamento

€360,000

Ref: X21992



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## Property Purchase Expenses

Property price .....	€360,000 (£303,264)
Transfer tax 7% .....	€25,200 (£21,228)
Notary fees (approx) .....	€750 (£632)
Land registry fees (approx) ...	€750 (£632)
Legal fees (approx) .....	€1,500 (£1,264)

## Standard form of payment

Reservation deposit .....	€3,000 (£2,527)
Remainder of deposit to 10% .....	€33,000 (£27,799)
Final Payment of 90% on completion ....	€324,000 (£272,938)

\* 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

Living on Calle Asalto, in the heart of the historic La Pelusa neighborhood in Málaga, means embracing the authenticity and serenity of an area with a working-class soul and a strong sense of community. This quiet street, lined with orange trees, offers an ideal residential setting, away from the tourist hustle and bustle but with all amenities within easy reach.

The property, with three bright bedrooms, is perfect for a family or for those who want extra space for an office or guests. The renovated and functional bathroom complements a home designed for everyday comfort. The modern and well-equipped Italian-style kitchen invites you to enjoy cooking at home. In addition, private parking eliminates one of the biggest concerns of urban living, while the storage room offers extra space to keep the home tidy. Located just a few minutes from the metro and train stations, as well as shopping centers and supermarkets, this property offers not only a home, but a comfortable, well-connected lifestyle full of history. And if you are drawn to the sea, the beach is only a 15-minute walk away. The Short Information Document is available upon request. Expenses: Taxes (ITP or VAT + AND) + notary and registration fees. SDM.

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