

# Torremolinos

## Apartment / Apartamento

€245,000

Ref: X23039



1



1



50 m<sup>2</sup>



Consumption  
D

Emissions  
D

Tel: +34 950 615 388  
[www.spanishpropertychoice.com](http://www.spanishpropertychoice.com)



spanish  
property  
CHOICE

Mojacar Office  
Paseo del Mediterráneo, 363

Albox Office  
Avenida Lepanto, 15

Huércal-Overa Office  
Carretera Estación 143

Mijas Costa Office  
C/ Mérida de Jarales, 5

## Property Purchase Expenses

Property price .....	€245,000 (£212,538)
Transfer tax 7% .....	€17,150 (£14,878)
Notary fees (approx) .....	€750 (£651)
Land registry fees (approx) ...	€750 (£651)
Legal fees (approx) .....	€1,500 (£1,301)

## Standard form of payment

Reservation deposit .....	€3,000 (£2,603)
Remainder of deposit to 10% .....	€21,500 (£18,651)
Final Payment of 90% on completion ....	€220,500 (£191,284)

\* 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

Fantastic fully renovated and equipped flat in the heart of Torremolinos. If you are looking to live in the area or make an investment geared towards holiday rentals, this property offers that highly sought-after opportunity as it has a tourist licence that is granted and in use, which is key to consolidating your investment in a city that is a safe and well-known destination on the Costa del Sol.

Our flat has one bedroom, a living room with an open-plan kitchen separated by a beautiful island that doubles as a dining table, air conditioning and a south-facing aspect that provides it with a special light, making it cosy and functional.

It is located very close to all amenities and transport links to Malaga and other areas of the Costa del Sol by train, with the station just a two-minute walk away, barely seventy metres from our property, as well as intercity buses connecting to different areas of Torremolinos.

The nearest beach is about a ten-minute walk away, where you can enjoy the promenade, which offers all kinds of leisure and entertainment options, as well as being a relaxing area for those who want to unwind by the sea.

Agency fees are included in the price. The Short Information Document is at your disposal. The price does not include the taxes inherent to the purchase (I.T.P. or I.V.A + A.J.D. + notary and registration fees, rates or taxes of any kind), which will be paid by the buyer.

Don't miss the opportunity to visit and discover all its possibilities! Call us to arrange a viewing, we'll be delighted to help.  
MDP

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