

Marbella

Apartment / Apartamento

€450,000

Ref: X23041



2



2



120 m²



✓



✓



Consumption
G

Emissions
Applied for

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
Carretera Estación 143

Mijas Costa Office
C/ Mérida de Jarales, 5

Property Purchase Expenses

Property price	€450,000 (£390,600)
Transfer tax 7%	€31,500 (£27,342)
Notary fees (approx)	€750 (£651)
Land registry fees (approx) ...	€750 (£651)
Legal fees (approx)	€1,500 (£1,302)

Standard form of payment

Reservation deposit	€3,000 (£2,604)
Remainder of deposit to 10%	€42,000 (£36,456)
Final Payment of 90% on completion	€405,000 (£351,540)

* 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 duplex penthouse is located in Los Naranjos de Marbella, in the popular area of Nueva Andalucia, Marbella, Malaga. The property offers two bedrooms and two bathrooms, making it a comfortable choice for families or couples. It is in good condition and is close to many amenities such as shops, schools, the port, and children's playgrounds. The location is also convenient for those who want to be near the sea, beach, and golf courses.

The property features a communal pool and a private garden, providing both shared and private outdoor spaces. There is no garage, but the penthouse is close to public transport, making it easy to get around. The home includes a private terrace, a balcony, and a solarium, offering several spots to relax and enjoy the views. The views from the property are impressive, with mountain, panoramic, street, and urban vistas.

Inside, the penthouse is equipped with air conditioning, a fireplace, and a fully fitted kitchen as well as a kitchenette, giving flexibility for cooking and entertaining. Internet with Wi-Fi is available throughout the property. The building has 24-hour security service and an alarm system, providing peace of mind for residents. There is also 24-hour service available for extra convenience.

This duplex penthouse is a practical and attractive option for anyone looking to live in a lively and well-connected area of Marbella. Its combination of indoor comfort, outdoor spaces, and excellent location near key amenities makes it a great choice for everyday living or as a holiday home.

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