



Villa te koop in Pedreguer, Pedreguer

495.000 €

Referentie: MS39228 Slaapkamers: 5 Badkamers: 3 Perceelgrootte: 156m²





Marina Alta, Pedreguer

Detached villa with communal pool, 4-5 bedrooms, underfloor heating, air conditioning, fireplace, sea views, near Denia Year built: 1999 Living area: approx. 156 m² This well-maintained detached villa is situated in a small community and was built in 1999 with a solid double-wall construction. You'll love the bright and welcoming atmosphere. Enjoy the incredible distant views of the sea and the surrounding mountains. The villa has two floors. The main house comprises a living/dining room, three bedrooms, one en-suite bathroom with a bathtub, one bathroom with a shower, a separate kitchen with a utility room, a covered terrace, and a large roof terrace with panoramic views. The basement has been expanded and comprises two bedrooms and a bathroom with a shower. The plot is low-maintenance and colorful. The villa has a carport. This is a guide to the complete and full costs of buying a €495,000 resale property in Alicante, Spain. WITHOUT mortgage: Purchase price €495,000 + Property Transfer Tax (ITP 10%) €49,500 + Notary fees approximately €1,200–€1,800 + Land Registry fees approximately €800–€1,300 + Lawyer / conveyancing fees approximately €3,000–€5,000 + Optional administration / gestoría / NIE costs approximately €400–€900 = total estimated purchase cost approximately €549,900–€553,500. WITH mortgage: Purchase price €495,000 + Property Transfer Tax (ITP 10%) €49,500 + Notary fees (purchase) approximately €1,200–€1,800 + Land Registry fees (purchase) approximately €800–€1,300 + Lawyer / conveyancing fees approximately €3,000–€5,000 + Optional administration / gestoría / NIE costs approximately €400–€900 + Mortgage valuation fee approximately €400–€700 + Mortgage notary & registry fees approximately €700–€1,400 + Bank arrangement / opening fee approximately €0–€1,500 = total estimated purchase cost approximately €551,400–€561,100. Estimated cash required at completion with mortgage: Non-resident (70% LTV loan): approximate cash required €203,000–€213,000 Resident (80% LTV loan): approximate cash required €154,000–€164,000 Disclaimer: This is for guide purposes only and does not constitute the final offer, which is dependent on an individual buyer's situation, and does not include any discounts or enhancements given.



Kenmerken:

parkeren

tuin

Sleutel gereed

Locatie: Kust, Urbanisatie

Patio

Terras: Ja