

# GA-HOMEFINDERS

## Gran Alacant (Monte y Mar Alto)

**GA0054****3****2****120****147****€125,000**

### Details

Town house on a corner plot of 120 square metres, 3 bedrooms and 2 bathrooms, furnished and with kitchen appliances, american style open plan kitchen, gallery, air conditioning (hot and cold), ceiling fans, built in wardrobes in the bedrooms, security grills on all the windows, blinds on all the windows. Basement converted into a living room and a extra bedroom, solarium with nice open views to the sea and inland. A good sized garden, near to the communal swimming pool. Located in a nice and well maintained urbanisation within walking distance from the shops, bars, restaurants and Carabasi beach with all it's facilities. Situated in the upper part of Gran Alacant.

### Features

Solarium, Sotano, Community Pool, Fully Furnished, Heating, White Goods

*Particulars for guidance only | Publicidad sin valor contractual | Energy: In process*



## PURCHASE COSTS (€)

Price	€125,000
Tax (10%)	€12,500
<b>Subtotal</b>	<b>€137,500</b>
Notary (apx.)	€700
Land registry (apx.)	€350
Change of utility contracts	€200
Administrative and legal assistance (apx.)	€850
<b>Total estimated purchase costs</b>	<b>€2,100 (Apx.)</b>

## ANNUAL OPERATING EXPENSES (€)

Tax for non residents (apx.)	€300
Property tax (IBI)	€275 per year
Community costs (apx.)	€280 per year
Insurance (apx.)	€250
Rubbish collection (apx.)	€50
<b>Annual estimated operating expenses</b>	<b>€1,155 (Apx.)</b>

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