

# GA-HOMEFINDERS

## Gran Alacant (Monte y Mar Bajo)

**GA0046**

 2  2  260  150

**€195,000**

### Details

Semi detached villa on corner plot with 2 bedrooms and 2 bathrooms, furnished and with kitchen appliances, independent good sized kitchen, fire place, ceiling fans, built in wardrobes in the bedrooms, blinds on all the windows, security grills on all the windows, glazed porch and solarium with lovely wide open views, storage rooms, private swimming pool, parking space in the garden, located in a nice and quiet urbanisation at the end of the street with lovely views all around, situated in the lower part of Gran Alacant within walking distance to the local bus and train stop and not far away from the GA commercial shopping centre with all it's amenities.

### Features

Solarium, Private Pool, Fully Furnished, Heating, White Goods

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



## **PURCHASE COSTS (€)**

Price	€195,000
Tax (10%)	€19,500
<b>Subtotal</b>	<b>€214,500</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)	€560 per year
Community costs (apx.)	€120 per year
Insurance (apx.)	€250
Rubbish collection (apx.)	€50
<b>Annual estimated operating expenses</b>	<b>€1,280 (Apx.)</b>

The 'GA Centre'  
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