

# GA-HOMEFINDERS

## Gran Alacant (Puerto Marino)

**GA0116****3****3****120****105****€155,000**

### Details

Detached villa with 3 bedrooms and 3 bathrooms, completely furnished, independent kitchen and enclosed utility room, air conditioning (hot and cold), solarium, balcony, built in wardrobes in the bedrooms, blinds on all the windows, security grills on all the windows, garden with lot's of space and trees, private swimming pool, located in a nice and quiet urbanisation with communal swimming pool, situated in the lower part of Gran Alacant within walking distance from the commercial shopping centre and the local bus and train stop, close to Carabassí beach with all it's facilities and not far from Alicante/Elche international airport.

### Features

Community Pool, Private Pool, Fully Furnished, Heating, No White Goods

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



## PURCHASE COSTS (€)

Price	€155,000
Tax (10%)	€15,500
<b>Subtotal</b>	<b>€170,500</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)	€322 per year
Community costs (apx.)	€295 per year
Insurance (apx.)	€250
Rubbish collection (apx.)	€50
<b>Annual estimated operating expenses</b>	<b>€1,217 (Apx.)</b>

The 'GA Centre'  
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