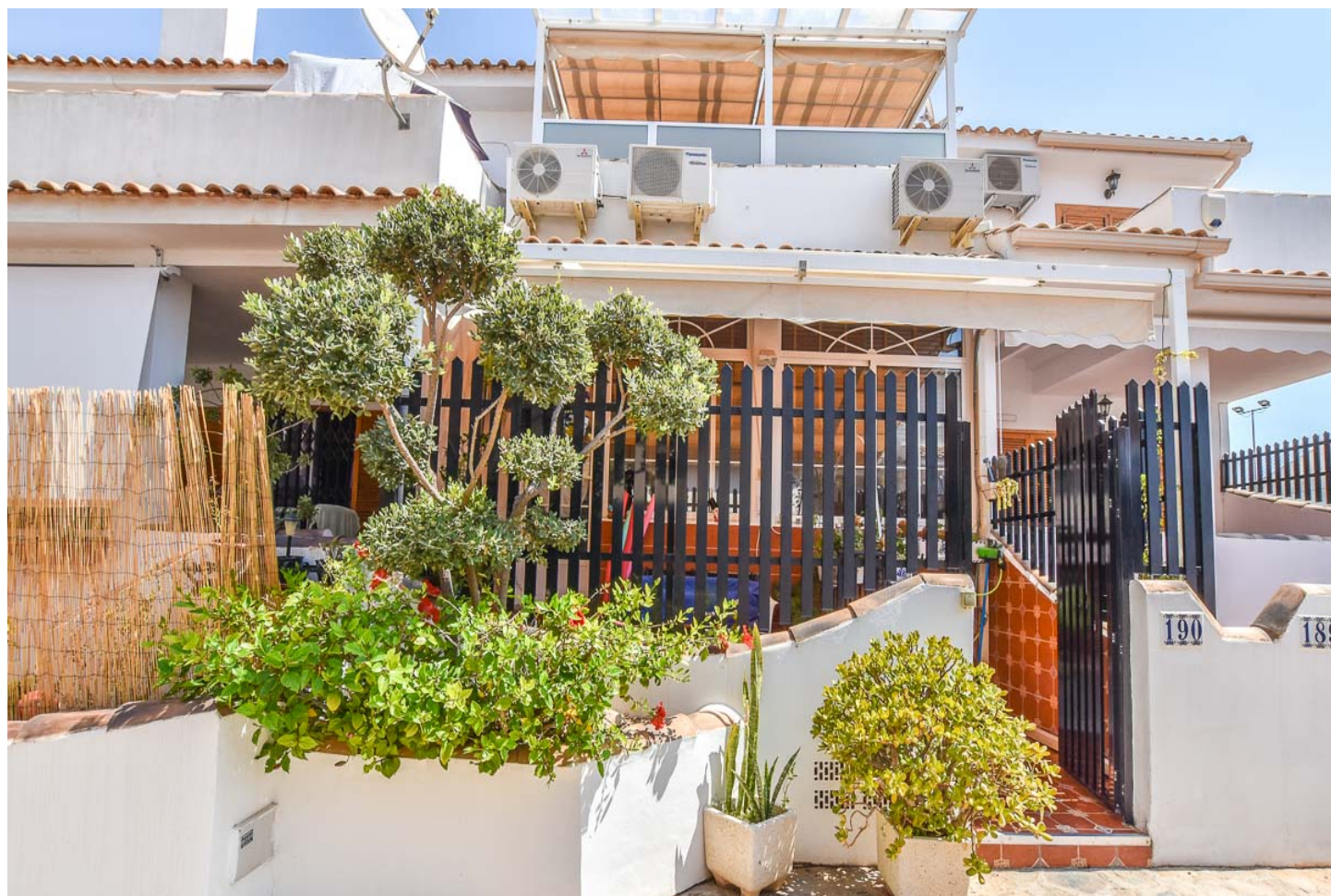


# GA-HOMEFINDERS

## Gran Alacant (Don Pueblo)

**GA0248****2****3****187****€199,500**

### Details

Unfurnished town house in a pedestrianised urbanisation. It has 2 bedrooms and 3 bathrooms, at the entrance of the house there is a terrace with a glazed porch area. On the ground floor there is a living room, a very large family kitchen with appliances, a utility room and a bathroom. It has a large basement with a bar area, play area and a bathroom. On the upper floor there are two bedrooms with fitted wardrobes each having access to their own private terrace and the family bathroom. All areas of the house have air conditioning (hot and cold). This house is located in the upper part of Gran Alacant in a gated community, which has a community pool, tennis courts and football pitch.

### Features

Sotano, Community Pool, Not Furnished Heating, White Goods

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



## **PURCHASE COSTS (€)**

Price	€199,500
Tax (10%)	€19,950
<b>Subtotal</b>	<b>€219,450</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)	€350 per year
Community costs (apx.)	€520 per year
Insurance (apx.)	€250
Rubbish collection (apx.)	€50
<b>Annual estimated operating expenses</b>	<b>€1,470 (Apx.)</b>

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