

# GA-HOMEFINDERS

## Gran Alacant (Nova Beach)

**GA0107****3****2****148****90****€225,000**

### Details

Corner ground floor unfurnished apartment with a large terrace which is very spacious. It has 3 bedrooms and 2 bathrooms with underfloor heating. The kitchen is modern open and American in style with all the kitchen appliances and there is a separate utility room. The apartment also has a lockable storage room. The bedrooms have fitted wardrobes and the property has centralised air conditioning and heating throughout. It has a private parking space in the garage. It is located in the middle area of Gran Alacant, in a newly built urbanisation constructed in 2014 within walking distance to the beach. There are recreational areas, green areas, an infinity pool with sea views that is heated in ... [ask for more details!]

### Features

Community Pool, Not Furnished Heating, White Goods

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



## **PURCHASE COSTS (€)**

Price	€225,000
Tax (10%)	€22,500
<b>Subtotal</b>	<b>€247,500</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)	€240 per year
Community costs (apx.)	€1,600 per year
Insurance (apx.)	€250
Rubbish collection (apx.)	€50
<b>Annual estimated operating expenses</b>	<b>€2,440 (Apx.)</b>

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