

# GA-HOMEFINDERS

## Gran Alacant (Nova Beach)

**GA0145****2****2****101****€215,000**

### Details

Ground floor furnished apartment with a large spacious terrace with wonderful views of the Carabasi beach. It has 2 bedrooms and 2 bathrooms with underfloor heating. The kitchen is modern open plan American in style with all the kitchen appliances and there is a separate utility room. The bedrooms have fitted wardrobes and the property has centralised air conditioning and heating throughout. The apartment also has a lockable storage room. It has a private parking space. It is within 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 during winter time, and an ... [ask for more details!]

### Features

Community Pool, Fully Furnished, Heating, White Goods

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



## **PURCHASE COSTS (€)**

Price	€215,000
Tax (10%)	€21,500
<b>Subtotal</b>	<b>€236,500</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.)	€1,350 per year
Insurance (apx.)	€250
Rubbish collection (apx.)	€50
<b>Annual estimated operating expenses</b>	<b>€2,190 (Apx.)</b>

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