

# GA-HOMEFINDERS

## Gran Alacant (Puerto Marino)

**GA0127****3****3****103****€189,000**

### Details

Detached villa which is sold furnished and with white goods. It has 3 bedrooms and 3 bathrooms. At the entrance to the property there is a spacious garden area. The villa has a porch and on the ground floor there is a living room with fireplace, kitchen equipped with all the appliances, utility room and a bathroom. Upstairs there are 3 bedrooms one of which has an en suite bathroom and all have fitted wardrobes. The villa has air conditioning (hot and cold) throughout the property. It has a solarium with wonderful views. The house is located in the lower part of Gran Alacant, close to the shopping centre where there are a range of bars, restaurants, supermarkets, public transport, etc.

### Features

Solarium, Community Pool, Fully Furnished, White Goods

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



## PURCHASE COSTS (€)

Price	€189,000
Tax (10%)	€18,900
<b>Subtotal</b>	<b>€207,900</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)	€364 per year
Community costs (apx.)	€350 per year
Insurance (apx.)	€250
Rubbish collection (apx.)	€50
<b>Annual estimated operating expenses</b>	<b>€1,314 (Apx.)</b>

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