



# Almeria Homes



## Country House Biggs - VX-14675

Country House for sale in Los Gallardos

€108,000 — £93,072

Type: Country House / Detached

Condition: Resale

Bedrooms: 2

Bathrooms: 1

Floor area: 88 m<sup>2</sup>

Land area: 2,114 m<sup>2</sup>

Water: Connected

Electricity: Connected

Telephone: Possible to connect

In need of total restoration  
20 minutes drive to the coast  
good access

3 Plots - 2.114 mts<sup>2</sup>

Great opportunity to purchase a traditional Spanish Cortijo with 88 mts<sup>2</sup> built in need of total restoration. The property has 5 rooms in total. The plot size where the Cortijo is built has 690 mts<sup>2</sup> and there are two further rustic plots nearby which is being sold with the property, the smaller plot measures 164 mts<sup>2</sup> and the larger one 1.260 mts<sup>2</sup>. In total the 3 plots measure 2.114 mts<sup>2</sup>. The property is being sold as seen and is only suitable for someone looking for a project. It has good access and the coast is a mere 20 minutes' drive.

Price of the land: 108.000,00 Euros plus costs.

Other costs related to this purchase are:

7.560,00 € Stamp duty at 7%

700,00 € Approximate Notary Office fees

270,00 € Approximate Land Registry Office fees

0,00 € Estate agency fees payable by purchasers

116.530,00 € Approx. total cost including tax and other costs\*

\*Legal fee payable by the purchasers are not included as the fee will depend on the professional they eventually contract to represent them. Please note that the exact tax amount may vary depending on the buyer's personal circumstances.

For more details or to book a viewing to visit to the site please visit our office on the 2nd floor of Parque Comercial in Mojacar Playa or contact us by phone or e-mail. Virtual viewing is available upon request.

- \* Country House
- \* Detached — Resale
- \* 2 bedrooms
- \* One bathroom
- \* Land area 2,114 m<sup>2</sup>
- \* Floor area 88 m<sup>2</sup>
- \* Water Mains
- \* Electricity Mains
- \* Telephone Possible
- \* Internet Possible