Sun Team Property

# VILLA IN JAVEA

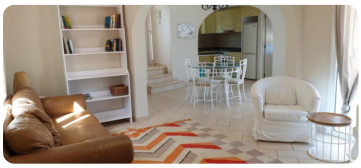
Jávea · Ref. MLSC6832259

PARA VENDA

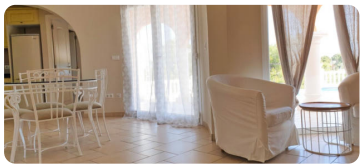
**625.000 €**



















**3** Quartos

**3** Casas de banho

**165 m²** Área construída

**1000 m²** Terreno

## DADOS DO IMÓVEL

| | |
|---|---|
| Costa | Costa Blanca North |
| Pronto a habitar | Sim |
| Terraço | 120 m² |
| Distância ao mar (em linha r... | 3,9 km |

## DESCRIÇÃO

This renovated villa in Jávea offers 150m² of constructed living space on a 1,000m² plot. The property features a fully integrated open-plan kitchen with high-end cabinetry and granite countertops.Key specifications include:- Double-glazed PVC windows throughout- 10,000-liter water deposit - 10x5m swimming pool with surrounding terrace areasThe prime location provides convenient access to Arenal Beach's sandy shoreline and Jávea's historic town center, known for its charming narrow streets and diverse dining options. The property underwent complete renovation in 2023.This is a guide to the complete and full costs of buying a €625,000 resale property in Alicante, Spain.

## CARACTERÍSTICAS

Aquecimento · Jardim · Estacionamento · Pátio · Piscina

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# VILLA IN JAVEA

Ref. MLSC6832259 · 625.000 €

## DESCRIÇÃO

WITHOUT mortgage:Purchase price €625,000 + Property Transfer Tax (ITP 10%) €62,500 + Notary fees approximately €1,500–€2,200 + Land Registry fees approximately €800–€1,400 + Lawyer / conveyancing fees approximately €3,500–€5,500 + Optional administration / gestoría / NIE costs approximately €300–€800 = total estimated purchase cost approximately €693,600–€697,400.WITH mortgage:Purchase price €625,000 + Property Transfer Tax (ITP 10%) €62,500 + Notary fees (purchase) approximately €1,500–€2,200 + Land Registry fees (purchase) approximately €800–€1,400 + Lawyer / conveyancing fees approximately €3,500–€5,500 + Optional administration / gestoría / NIE costs approximately €300–€800 + Mortgage valuation fee approximately €500–€900 + Mortgage notary & registry fees approximately €700–€1,500 + Bank arrangement / opening fee approximately €0–€2,000 = total estimated purchase cost approximately €696,300–€701,800.Estimated cash required at completion with mortgage:Non-resident (70% LTV loan): approximate cash required €213,410–€223,260Resident (80% LTV loan): approximate cash required €140,210–€150,240Disclaimer: This is for guide purposes only and does not constitute the final offer, which is dependent on an individual buyer's situation, and does not include any discounts or enhancements given.Property Advertisement Disclaimer The information, descriptions, photographs, plans, specifications, prices and other details contained in our property advertisements are provided for general information purposes only. While we make every reasonable effort to ensure that the information published is accurate and up to date, advertisements are not contractually binding and may contain typographical errors, omissions or inaccuracies. No information contained in an advertisement shall constitute a contractual offer or form part of a legally binding agreement. In the case of new-build properties, prices, availability, specifications, finishes and other conditions are subject to change by the developer or property owner without prior notice. Accordingly, all published information and prices must be confirmed with the developer/owner and our agency at the time of viewing, reservation and/or purchase. Unless expressly stated otherwise, advertised purchase prices do not include taxes, fees, professional charges, registration costs, notary fees or other expenses that may be applicable under current Spanish legislation. Photographs, computer-generated images, renders, floor plans and other visual material are intended for illustrative purposes and may not accurately represent the final property. Items shown in photographs or renders may not be included in the advertised price and may be available only at an additional cost. This may include, without limitation, furniture, electrical appliances, lighting, decorative items, swimming pools, basements, solariums, terraces, parking spaces, garages, storage rooms, landscaping and other fixtures or fittings. The final price, specifications, inclusions, availability and contractual conditions will be confirmed by the property owner/developer and/or the intermediary agency prior to any reservation or purchase and, where applicable, will be set out in the relevant reservation agreement and/or purchase documentation. Prospective purchasers are advised to verify all information, measurements, specifications, inclusions, prices and associated costs before entering into any commitment.