

## Property summary (id=1305-T3A-716)

Apartment - 3 bedrooms

Albufeira

Price: €235,000

State: New

Building year: 2007

Useful area: 130m<sup>2</sup>

Land area: N/A

✓ Shared swimming pool

✓ Pre installed/Installed AC

✓ Parking/Garage

This is a brand new apartment in duplex. Divided over the first floor and the second floor this house has a private entrance.

Downstairs are 2 bedrooms, from with one is en suite, a fitted kitchen and an airy living room. A curly stair leads us to the 2nd floor, where we find another living room and a bedroom.

2 Balconies of 5.90 and 5.80 sq.m, pre installed AC and electric shutters, makes this a good investment for your holidays or even to reside. Sea view.

Inserted in a gated condominium with swimming pool, and basement parking. This apartment has 2 places in the garage.

Very good access, only 1 minute driving from the national road EN125 and about 10 minutes driving to the beach and the centre of Albufeira.

Close to some amenities like supermarket and restaurant.

Mosqueira, a nice residential area in Albufeira. Close to some amenities and on a 10 minutes driving distance to the centre.

### More information

If you wish to get more information or book a visit to this property you can contact us via email to [commercial@algarve-property-online.co.uk](mailto:commercial@algarve-property-online.co.uk) with the reference 1305-T3A-716 or using the contact form in [this property page](http://www.algarve-property-online.co.uk/property-g1305.html) (<http://www.algarve-property-online.co.uk/property-g1305.html>).

For more information or to look for other properties in the Algarve area you can go to our main page at [Algarve Property Online](http://www.algarve-property-online.co.uk) (<http://www.algarve-property-online.co.uk>) site.

## Available property fotos:



Swimming pool



Swimming pool



Private entrance



Living room 1 (30m2)



Living room 1 (30m2)



Kitchen (9.5m2)



Bedroom 1 (13.2m2)



En suite bedroom 2 (13.8m2)

## Costs with taxes

The costs that we are presenting here are just a simulation to give you an idea of the major taxes that you will have to pay while acquiring a property in Portugal, if a more accurate value is required please contact us. This simulation does not include additional mortgage costs or additional solicitor/lawyer costs. The tax on property transmission (IMT) depends on the property use, it has different figures when the property use is "Permanent Home", "Holiday Home", or a "Building Plot".

### **Assuming holiday home**

**IMT = €8.720,00**

**Notary (at deeds) =€281,51**

**Stamp duty =€1.880,00**

**Property registry =€400,00**

**Total = €11.281,51**

### **Assuming permanent home**

**IMT = €7.845,00**

**Notary (at deeds) =€281,51**

**Stamp duty =€1.880,00**

**Property registry =€400,00**

**Total = €10.406,51**