

## Property summary (id=420-V2A-276)

Townhouse - 2 bedrooms

Albufeira

Price: €344,500

State: Resale

Building year: 2002

Useable area: 130m2

Land area: N/A

✔ Shared swimming pool

✔ On or near beach

✔ Pre installed/Installed AC

This townhouse is inserted in one of the best resorts in Albufeira, on a great central location.

2 Floors. On the ground floor we find an equipped kitchen, a living room and a bathroom. Private terrace. On the 1st floor are 2 bedrooms (1 en suite) with fitted wardrobes and balconies.

The closed complex has swimming pool. pool bar and restaurants, with direct access to the beach.

Santa Eulália, close to the beach and to the Oura Strip. This area is very popular among Albufeira lovers and even in winter you can feel an holiday atmosphere.

### 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 420-V2A-276 or using the contact form in [this property](http://www.algarve-property-online.co.uk/property-g420.html) page (<http://www.algarve-property-online.co.uk/property-g420.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:



Resort with pool



communal pool



Green area



Backyard



Living room



Kitchen



Bedroom 1

## 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 = €17.110,00**

**Notary (at deeds) =€281,51**

**Stamp duty =€2.756,00**

**Property registry =€400,00**

**Total = €20.547,51**

### **Assuming permanent home**

**IMT = €16.235,00**

**Notary (at deeds) =€281,51**

**Stamp duty =€2.756,00**

**Property registry =€400,00**

**Total = €19.672,51**