

Property summary (id=796-V3-056)

Villa - 3 bedrooms

✔ Private swimming pool

Almancil

✔ Pre installed/Installed AC

Price: €475,000

Useful area: 229m²

State: Resale

Land area: 0m²

Building year: 2005

Located on the outskirts of Almancil with just a few other private villas close by and with all local amenities reached within a 5 minutes drive, easy access to the EN125 and 10 minutes to the beautiful sandy beaches and golf courses at Vale do Lobo and Quinta do Lago. Built and finished to a good standard and with a homely feel, this property would be ideal for permanent living with a possibility of rentals. This property comprises of 3 bedrooms (2 in-suite), fully fitted kitchen, pre-installation of air conditioning and sound system, double glazing windows, fireplace in the living room, verandas, storage room, nice garden, garage and swimming pool. This property enjoys of sea view.

History of changes

- on 2007-04-19: this property was inserted on our system.
- on 2007-05-08: the property description was updated.

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 with the reference 796-V3-056 or using the contact form in [this property](http://www.algarve-property-online.co.uk/property-g796.html) page (<http://www.algarve-property-online.co.uk/property-g796.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:



Bathroom 1



Bedroom 1



Living room



Entrance Hall



Bedroom 2



Bedroom 2



Views



Veranda

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 = €27.550,00

Notary (at deeds) =€281,51

Stamp duty =€3.800,00

Property registry =€400,00

Total = €32.031,51

Assuming permanent home

IMT = €26.675,00

Notary (at deeds) =€281,51

Stamp duty =€3.800,00

Property registry =€400,00

Total = €31.156,51