

Paguera – Südwest

Attractive garden flat with separate guest studio near the beach

Número de propiedad: 1944



PRECIO DE COMPRA: 890.000 EUR • SUPERFICIE HABITABLE: ca. 131,77 m² • HABITACIONES: 6 • SUPERFICIE DEL TERRENO: 1.188 m²

Número de propiedad: 1944 - 07160 Paguera – Südwest

- De un vistazo
- La propiedad
- Datos energéticos
- Una primera impresión
- Detalles de los servicios
- Todo sobre la ubicación
- Otros datos
- Contacto con el socio

Número de propiedad: 1944 - 07160 Paguera – Südwest

De un vistazo

Número de propiedad	1944
Superficie habitable	ca. 131,77 m ²
Ocupación a partir de	Previo acuerdo
Piso	1
Habitaciones	6
Dormitorios	4
Baños	3
Año de construcción	2003

Precio de compra	890.000 EUR
Piso	Planta baja
Estado de la propiedad	cuidado
Método de construcción	Sólido
Espacio utilizable	ca. 0 m ²
Características	Terraza, Piscina, Jardín / uso compartido, Cocina empotrada

Número de propiedad: 1944 - 07160 Paguera – Südwest

Datos energéticos

Tipo de calefacción	Calefacción central	Clase de eficiencia energética	G
Certificado energético válido hasta	26.06.2023		

Número de propiedad: 1944 - 07160 Paguera – Südwest

La propiedad



Número de propiedad: 1944 - 07160 Paguera – Südwest

La propiedad



Número de propiedad: 1944 - 07160 Paguera – Südwest

La propiedad



Número de propiedad: 1944 - 07160 Paguera – Südwest

La propiedad



Número de propiedad: 1944 - 07160 Paguera – Südwest

La propiedad



Número de propiedad: 1944 - 07160 Paguera – Südwest

La propiedad



Número de propiedad: 1944 - 07160 Paguera – Südwest

La propiedad



Número de propiedad: 1944 - 07160 Paguera – Südwest

La propiedad



Número de propiedad: 1944 - 07160 Paguera – Südwest

La propiedad



Appartement

Número de propiedad: 1944 - 07160 Paguera – Südwest

La propiedad



Número de propiedad: 1944 - 07160 Paguera – Südwest

La propiedad



Número de propiedad: 1944 - 07160 Paguera – Südwest

Una primera impresión

This sunny garden apartment in a multi-family house with only 4 residential units, is characterized above all by its location in a quiet side street, in the immediate vicinity of the Tora beach (about 7 minutes walk). The living area is divided into 2 living-dining areas with 2 open kitchens, 4 bedrooms and 3 bathrooms, 2 of them en suite. The living-dining areas each have direct access to the south-facing terrace, which is enclosed by the private garden area. The direct access to the pool terrace with barbeque area is an ideal aspect especially for families. The purchase price includes a fully furnished separate guest studio with private terrace.

Número de propiedad: 1944 - 07160 Paguera – Südwest

Detalles de los servicios

- fitted wardrobes
- double-glazed aluminum windows
- electric shutters
- oil central heating
- private parking space
- communal pool
- plus there is a separate guest apartment (as a gift) - this is a studio apartment (approx. 37 m²) with kitchenette and bathroom

Número de propiedad: 1944 - 07160 Paguera – Südwest

Todo sobre la ubicación

With three of the most beautiful, fine sandy beaches of southwest Mallorca, Playa Palmira, Playa de Tora and Playa de la Romana, Paguera, as a classic seaside resort, offers first-class conditions for swimming, snorkeling and almost all water sports. The wide view of the sea is of exquisite beauty and offers a box seat to enjoy the sunset. Restaurants, boutiques and stores line the "boulevard" to a promenade with varied offers for every taste parallel to the beaches . All things of the daily need are directly in the place surrounded by gentle hills which offers all possibilities all year round. The island capital Palma de Mallorca and the airport Son Sant Joan are only about 30 minutes away by car. The neighboring village Camp de Mar, with the challenging golf course, Golf de Andratx; as well as the golf courses of Santa Ponsa can be reached from here in a few minutes.

Número de propiedad: 1944 - 07160 Paguera – Südwest

Otros datos

If you use a real estate agent for your property search in Spain, this service is free of commission for you as a buyer! However, always make sure that you only use reputable estate agents who are based and licensed in Mallorca! The buyer bears the additional costs for notarization! Incidental purchase costs: The ancillary purchase costs amount to at least 10% and include the land transfer tax ($\geq 8\%$, because it depends on the purchase price), notary fees, public registrations and processing fees of the tax office. Other ongoing ancillary costs: House rent: € 40.00 (monthly) Property tax apartment: € 400.00 (annually) Garbage fees: € 150.00 (annually) Plus consumption-related expenses such as electricity, water, etc. Modelo 210: Non-resident property owners are legally obliged to submit a so-called income tax return to the tax office once a year, even if the property does not generate any income. The tax amount for EU citizens for this apartment and the parking lot is approx. 400,- €. For further information, please contact us!

Número de propiedad: 1944 - 07160 Paguera – Südwest

Contacto con el socio

Para más información, dirijase a su persona de contacto:

Susanne Schüssler

Avenida Paguera 16 Mallorca - Paguera

E-Mail: paguera@von-poll.com

To Disclaimer of von Poll Immobilien GmbH

www.von-poll.com