

**\*SOLD SUBJECT TO CONTRACT\* PROJECT HOUSE**

Denia

245,000 €

REF: RTB898688



## DESCRIPTION

A 3 bedroom detached villa in the Montgo area of Denia in need of modernisation and reform. Set over 2 floors the property has a 160 m<sup>2</sup> built, 100 m<sup>2</sup> floor area and a land plot of 1,370 m<sup>2</sup> with sea views.

The property consists of a lounge with an open fireplace and doors that lead out to the enclosed naya, a traditional kitchen, 3 bedrooms with fitted wardrobes and 2 bathrooms.

The property benefits from air-conditioning in the lounge, off street parking and a large shed / garage in the garden.

The property has the use of a communal swimming pool and tennis court.

This villa has a large under-build that is currently being used for storage but which could be converted to significantly increase the living space in the house with the appropriate planning permission.

10% deposit (22,800 Euro) - which will be deducted from the buy price when the sale is completed at notary.

## FEATURES

3 Bedrooms	2 Bathrooms
1 Kitchens	1 Living Rooms
Villa	Large garden
Swimming Pool	Sea views
Montgo views	Air Con
BBQ area	

## FINANCIAL BREAKDOWN

### 12 MONTH RENTAL CONTRACT

Initial deposit of 24,500 €

Monthly rental payments of 1,000 €

Final Purchase Payment 208,500 €

### 24 MONTH RENTAL CONTRACT

Initial deposit of 24,500 €

Monthly rental payments of 1,000 €



Final Purchase Payment 196,500 €