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LW
Estates

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Villa in Casarabonela

Reference: R5338372



Bedrooms: 5

Bathrooms: 2

M²: 142

Price: 199,000 €

Status: Sale

Property Type: Villa

Parking places: by request

Printing day : 11th
September 2026





Overview: Exclusive Home for Sale – Space, Elegance, and Quality of Life We present this magnificent property that combines spaciousness, functionality, and outdoor areas designed for enjoyment. An ideal home for those who value comfort, privacy, and a versatile layout across multiple floors. The property stands out for its generous dimensions and excellent use of space, offering bright, well-defined rooms that provide warmth and comfort for everyday living. It features five bedrooms, two full bathrooms, an elegant separate living room, and an independent kitchen perfectly integrated into the dynamics of the home, as well as a utility/laundry room. Outside, the property offers a pleasant barbecue area and a beautiful terrace, ideal for gatherings, leisure time, or simply enjoying the outdoors in a private setting. Property layout: On the ground floor, there is a kitchen, living room, one bedroom, a bathroom, a storage room, a patio, and access to the upper floor. The first floor houses three additional bedrooms, a full bathroom, and access to the upper level. On the second floor, there is a practical stair turret ("castillete") with a surface area of 6.30 m². A property with great potential, perfect both as a permanent family residence and as an investment, thanks to its spaciousness and multiple possibilities of use. A unique opportunity for those seeking a home with character and well-defined living spaces. For more information or to arrange a private viewing, we will be delighted to assist you. Estimated costs payable by the buyer: The purchase is subject to Property Transfer Tax (ITP) (Law 5/2021 on Transferred Taxes), whose maximum general rate is 7%. The taxable base will be the higher value between the deeded purchase price and the cadastral reference value (art. 10 TRLITPAJD). Reduced tax rates may apply depending on the buyer's personal circumstances. The costs of the public deed and registration at the Land Registry are regulated by official tariffs (RD 1426/1989) and (RD 1427/1989), respectively. Estimated costs range between €500 and €2,000 for notary fees and between €250 and €1,500 for Land Registry fees. Administrative agency fees (gestoría, if voluntarily contracted, with freely agreed fees): estimated between €300 and €500. The municipal capital gains tax (IIVTNU) is payable by the seller (art. 104 TRLRHL). Total estimated cost for the buyer: €218,900. This estimate is indicative only and is provided in accordance with art. 20.1.c) TRLGDCU. The final amount will depend on the specific circumstances of the transaction and the buyer. Agency/intermediation fees are payable by the seller.

Features: