

## shop for sale Palafolls, Maresme



Greenhouse for Sale in Palafolls – A Unique Opportunity!~Flexible payment plan available for up to 5 years~~Discover this spectacular 24,810 m2 property located in a peaceful natural environment, ideal for agricultural projects or professional horticulture. The estate includes one room and two bathrooms, with a fully enclosed and flat plot of land, perfect for crops and agricultural initiatives.~~The property features a greenhouse for protected cultivation, as well as all essential services: electricity, a water well, and lighting. Its excellent accessibility and proximity to the main communication routes of the Maresme area make this location a strategic option for your business.~~With an energy certificate exemption and in good condition, this property represents an opportunity you cannot miss. If you are looking for a space to develop your agricultural company, an herbal business, or any horticultural project, this is the ideal place.~~Don't wait any longer—come and visit it!~~Additional Purchase Costs (Not Included in the Price)~~In compliance with the information obligations established in Law 10/2025 of December 28 on customer service and transparency, as well as the current sector regulations, please note that the listed price does not include the costs and taxes associated with the purchase, which are detailed below:

- ~~• Property Transfer Tax (ITP): 84600€~The applicable tax rate in Catalonia will apply:~~Property value up to €600,000 10%~~€600,001 to €900,000 11%~~€900,001 to €1,500,000 12%~~Over €1,500,000 13%~~Reduced rates of 5% or 7% may apply depending on the buyer's personal circumstances or the characteristics of the property. Reduced rates of 3% or 4% may also apply for the purchase of a primary residence located in municipalities with fewer than 5,000 inhabitants, provided that the legal requirements are met.~~The tax will be calculated based on the higher value between the cadastral reference value and the purchase price.~~• Notary Fees:~Calculated according to the official fee schedule established in Annex I of Royal Decree 1426/1989 of November 17, which approves the Notarial Fee Schedule.~~• Property Registry Fees: ~Registration in the Property Registry will be charged according to the official fee schedule established in Annex I of Royal Decree 1427/1989 of November 17, regulating the Property Registrars' fees.~~• Administrative Processing Fees (Gestoría): ~Administrative processing, tax settlement, and property registration management fees amount to approximately [Insert estimated amount] € (VAT included).~~• Seller's Agency Fees: Included in the sale price.~~• Buyer's Agency Fees:~Please note that professional fees may apply to the buyer if purchase assistance services (Property Personal Shopper – PSI) have been contracted. These are not linked to the purchase price.~~For detailed information about the functioning, tax rates, and reductions of the ITP in Catalonia, you can consult the official portal of the Catalan Tax Agency.

## property details

Spanishestate **6321070**  
id:  
reference:: **7325**  
close to/ located: **Palafolls**  
region: **Maresme**  
property type: **shop**  
rooms: **not available**  
property surface: **24810 m2**  
surface plot: **- m2**  
price: **€ 826.000**

## contact

real estate agent: **Kw Girona One**  
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