

villa for sale Maçanet De La Selva, Selva



Magnificent house located in a quiet residential area in the center of Maçanet de la Selva. This villa, which is in excellent condition, boasts generous indoor and outdoor spaces totaling 361 m2 built on a private 848 m2 plot. The property has five double bedrooms and four bathrooms efficiently distributed to ensure maximum comfort. On the ground floor, there is independent access to a small additional dwelling that includes a bedroom, full bathroom, living room, and kitchen, ideal for guests or auxiliary staff. The garden is designed for outdoor enjoyment and includes its own swimming pool next to a covered porch perfect for relaxing on sunny days; while the spacious upper terraces offer wonderful panoramic views of the surrounding natural environment. Ideally located close to basic services while maintaining that much-desired peace and quiet.~*Transparency and Cost Breakdown Clause (Law 10/2025)~SALE PRICE: €465,000 + expenses~In compliance with Law 10/2025, please note that the indicated price does not include the expenses and taxes inherent to the purchase:~-- Transfer Tax (ITP): 10% of €465,000. ~It will be calculated on the higher value between the cadastral reference value and the sale price.~-- Notary, Land Registry and Administrative Fees: approximately between 1.5% and 2%. Fees regulated in accordance with the official tariffs (RD 1426/1989 and RD 1427/1989).~-- Agency Fees: included in the sale price.~You can find more information about taxes and reductions on the website of the Catalan Tax Agency: atc.gencat.cat

property details

Spanishestate id:	6338443
reference::	04041
close to/ located:	Maçanet De La Selva
region:	Selva
property type:	villa
rooms:	5
property surface:	361 m2
surface plot:	848 m2
price:	€ 465.000

contact

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