

LAS LAGUNAS

28,700 €

REFERENCE R5432026

Exclusive Parking & Storage Opportunity in Prime Las Lagunas, Southern Spain

22 m²

BUILT







Description

Exclusive Parking & Storage Opportunity in Prime Las Lagunas, Southern Spain

Welcome to an exceptional offering by Luxury Realty: a generously proportioned 22 m² garage parking space, meticulously designed to accommodate not just a large vehicle but also a motorcycle, all within one of the most coveted addresses in Las Lagunas, nestled in the vibrant heart of Southern Spain.

This is more than just a parking spot; it is a strategic acquisition in an an area renowned for its upscale lifestyle and ever-increasing demand for secure, private vehicle accommodation. Las Lagunas, celebrated for its harmonious blend of modern amenities and traditional Andalusian charm, boasts proximity to stunning beaches, championship golf courses, and world-class dining. This vibrant setting naturally elevates the demand for premium, secure parking solutions.

Unrivalled Space and Sophisticated Access

Distinguishing itself with its expansive 22 square meters, this parking space offers superior flexibility and comfort. Its generous dimensions are thoughtfully designed to comfortably house a large luxury vehicle alongside a motorcycle, ensuring ample room for effortless maneuvering. This guarantees your valuable assets are protected and easily accessible.

Access to this exclusive space is facilitated by a state-of-the-art vehicle lift, representing a pinnacle of modern convenience and security. This advanced entry system ensures a smooth, reliable, and secure transition into and out of the garage, offering residents and owners an added layer of privacy and peace of mind. The sophisticated mechanism underscores the property’s commitment to safety and efficiency, enhancing the overall user experience.

A Unique Value Proposition: Approved Storage Expansion

Beyond its primary function as a premier parking facility, this offering presents an extraordinary opportunity for added utility and value. The property boasts the pre-approved potential to be cleverly reconfigured into two distinct, private storage rooms. This modification, a rare and highly sought-after feature, has already received the formal endorsement and approval from the homeowners' association, streamlining any future development plans for the fortunate new owner.

Imagine the possibilities: dedicated spaces for seasonal sports equipment, cherished collections, or valuable household overflow. This dual-purpose potential significantly enhances the property's appeal, providing a practical solution for the growing need for supplementary storage in premium residential areas. Such an adaptable asset offers unparalleled convenience and greatly augments its long-term investment allure.

A Prudent Investment in Southern Spain's Thriving Market

This exclusive garage parking space represents a compelling proposition for both personal indulgence and astute investment. In a vibrant and highly desirable region like Las Lagunas, Southern Spain, where urban development continues to flourish, the availability of spacious, secure parking combined with potential storage solutions is becoming increasingly scarce and, consequently, more valuable. Property values in this sought-after locale continue to demonstrate robust growth, making this acquisition a sound long-term investment.

Whether you seek a dependable, secure home for your vehicles, a versatile storage solution to enhance your lifestyle, or a strategic asset to diversify your investment portfolio, this property ticks all the boxes. Its location in a high-demand area ensures consistent appreciation and potential for rental income, should you choose to let it out.

Transparent Transaction Details

At Luxury Realty, we believe in complete transparency. Please note that the advertised price for this exceptional parking space does not include applicable taxes or associated purchase costs. The acquisition of this property will be subject to the Property Transfer Tax (ITP), currently set at 7% of the purchase price. Additionally, standard notary fees, typically ranging between 0.3% and 0.5%, and Land Registry fees, estimated between 0.1% and 0.3%, will apply, all calculated on the final purchase price.

For illustrative purposes, the estimated purchase costs for this property are detailed as follows:

Property Transfer Tax (ITP – 7%): Approximately €2,009

Notary fees: Estimated between €86.1 (at 0.3%) and €143.5 (at 0.5%)

Land Registry fees: Estimated between €28.7 (at 0.1%) and €86.1 (at 0.3%)

These figures are provided as a guide only and may fluctuate based on specific transaction details and prevailing legal rates at the time of purchase. We are committed to ensuring a smooth and clear purchasing process for all our esteemed clients.

A significant advantage for prospective buyers: Luxury Realty proudly confirms that no real estate agency fees are payable by the buyer for the acquisition of this prime property. This direct benefit streamlines the purchase and offers considerable savings, further enhancing the value proposition of this unique offering.

Discover More

We invite serious inquiries to explore this unparalleled opportunity further. For a comprehensive discussion, additional detailed specifications, or to arrange a private viewing, please do not hesitate to contact the dedicated team at Luxury Realty via private message. Secure your peace of mind and enhance your investment portfolio with this outstanding property in Las Lagunas, Southern Spain.

Details

Reference	R5432026	Property Type	Commercial
Status	Sale	Price	28,700 €
Bedrooms	by request	Bathrooms	by request
Build size	22 m²	Plot Size	–
Terrace	–	Parking places	by request