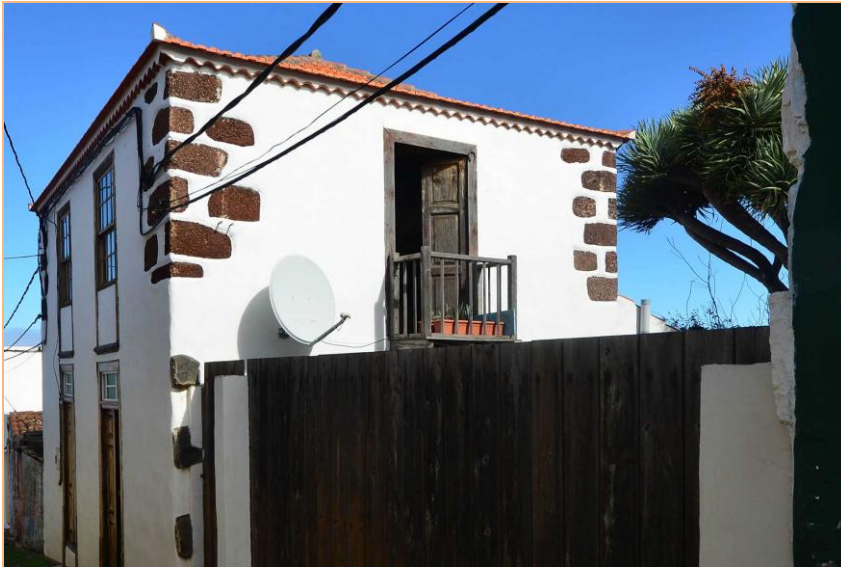


Large terraced house in quiet residential area just above Santa Cruz on only 140 m above sea level.

Santo Domingo C- 3110



The old Canarian, two-storey townhouse was extensively renovated in 2000 and fitted with a new electrical installation in 2014. It consists on the ground floor of a living room of approx. 34 m², a hallway/utility room, a small kitchen in need of renovation and a bathroom also in need of renovation.

From the living room, which exudes typical Canarian cosiness with its teak ceiling and historic cement tiles, a steep teak staircase leads to the upper floor, which contains a room of the same size with a teak floor and a small balcony and which, as is customary here, has been divided into three bedrooms with half-height walls.

Via the kitchen on the ground floor or a door in the living room, as well as a gate to the street, you reach a small inner courtyard (approx. 56 m²) with an impressive old dragon tree.

The historic part of the house is in good habitable condition, while the part added later on the ground floor with the hallway/utility room, kitchen and bathroom is in rather rudimentary usable condition.

The property is currently not yet registered in the land register, registration can take place and would cost approx. 10,000 euros.

For personal reasons of the sellers, we are unfortunately unable to show this property until December 2024.

built surface area	138 m ²
plot area	150 m ²

altitude	380 m
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rooms	4
living-room	1
kitchen	1
bedrooms	3
bathroom	1
utility room	1

built-in kitchen
bathtub
daylight bathroom
partly furnished
balcony

price	150.000 €
plus brokerage	3 %

Location

In a very quiet housing estate at the end of a dead-end street. Distance to St. Cruz with all shopping and school facilities as well as to the marina and the new city beach approx. 1,5 km, to the international airport 6 km and to the next nuclear power station approx. 1.660 km.

Development

electric grid
town water
SAT-TV







General terms and conditions

1. Scope of activities: Mediation of properties to purchase or rent.
 2. Fee: The brokerage fee falls due if a contract of purchase, a lease contract or a pre-contract comes off because of our mediation. A commission claim occurs also when the parties to a contract come in to direct conference because of our activities. We can be subject to commission from both parties.
 3. Fee amount: With mediation of real estates, plots of land, flats or business establishments 3% of the actual purchase price (minimum 1.800 €) + I.G.I.C. (Canarian tax) is to compound. With conclusion of a pre-contract 2/3 of the brokerage falls due, the remaining 1/3 falls due with notarisation.
By conclusion of a limited rental agreement with a period of tenancy to 10 months, landlords and tenants are commissionable with 10% of the whole net rent.
By conclusion of a permanent rental agreement with a period of tenancy more than 11 months, landlords and tenants are commissionable, each with one net monthly rent.
 4. Due date: The respective commission payment falls due with conclusion of contract. Payments different to this are subject to an agreement in writing.
 5. Proviso: All bids, sizes and prices are based on the instructions of the supplier to the best knowledge and belief and without compromise and under the proviso of error. The agent takes no responsibility its accuracy.
 6. Acceptance of the general terms and conditions: With acceptance of our offers, that is to say, our office services as also with an issuance of a purchase of intermediation the client accept these general terms and conditions.
 7. Confidentiality: Buyer and seller are urged to keep all their known contact details in confidence and not to give to third party.
 8. Scale of business: Our due includes activities around the transaction of the purchase or letting of properties from the mediation up to the signing at the notary. Incidental external charges or fees from public authorities, lawyer, architects, notary and so on must be paid by the seller or buyer.
 9. Court of jurisdiction 38760 Los Llanos de Aridane, Spain. Applicable law is the law of the kingdom Spain.
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