



\$273,500

LIMITED OPPORTUNITY: 14 EXCLUSIVE HOMES IN THE HEART OF ALBACETE, SPAIN

<https://clubproperty.com>

14 exclusive new apartments in Albacete, Spain. This premium development is located in a prime area next to the Fairgrounds, with a limited number of units available in a region where opportunities like this are rare. Featuring modern design, top-quality materials, 2- and 3-bedroom layouts, and private garages, these homes are designed to maximize comfort, natural light, and functionality. A modern, elegant, and exclusive project, ideal for families and investors seeking luxury and long-term profitability. A unique opportunity to acquire a brand-new home. Contact us now for more information.

- 3 beds
- 2 baths
- Apartment
- Sale
- 94 m²



TEMPUS BUILDING

WhatsApp message



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Email: info@clubproperty.com



Property Information

Date added: Added 2 months ago

Status: Sale

Bedrooms: 3 beds

Total rooms: 5

Floor level: 1

Area: 94 m²

Year Built: New Build

Type: Apartment

Availability: inmediata

Bathrooms: 2 baths

Floors: 7 floors

Living Area, m²: 75 m²

Lot size, m²: 1235 m²

Listing Managed by: Helper/ Support

Amenities & Features

Features: Air conditioning, Elevator, Fireplace, Heating, Kitchen Island, Laundry, Quiet Location, Street-Facing

Amenities: Fire Safety Systems, Secured Parking

Building Details

Cooling features: Daikin Aerothermal Heat Pump + Uponor Refreshing Radiant Floor System

Heating features: Daikin Aerothermal Heat Pump + Uponor Refreshing Radiant Floor System

Parking spaces: 14

Energy Efficiency Class: Clasificación energética Clase A: el estándar más alto para una vida sostenible y rentable

Floor covering: Stone

Basement: Finished

Exterior material: Brick, Cement/concrete, Stone

Roof: Built-up

Type of Parking: Garage - detached

Property Documents



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Annual Taxes: VAT: 10% of the purchase price for new properties sold by the developer (not resales) Stamp Duty (AJD): a small additional tax (around 0.5%-1.5%). ANNUAL LOCAL PROPERTY TAXES: Property Tax (IBI): an annual municipal tax based on the cadastral value of the property. In Albacete, it is approximately 0.4% of that value (annually). Other local taxes: garbage collection or minor municipal fees may also apply annually.

Investor Information

Summary: INVESTMENT POTENTIAL: By purchasing one of these 14 exclusive apartments, investors can generate income through: Residential rentals: The apartments can be rented to families or professionals. Short-term/vacation rentals: Given the central location and proximity to the Fairgrounds, the units are ideal for short-term rentals during events, trade fairs, or peak tourist seasons. The Albacete Air Base and the Airbus factory attract international staff seeking temporary accommodation, increasing demand and rental opportunities. Appreciation potential: New apartments in Albacete, in prime areas with high demand, tend to increase in value over time, boosting the long-term return on investment. Note: Actual income depends on the type of rental, occupancy rates, and property management.



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