M.A. Properties Spain

— The local experts by YOUR side —

Guide to SELLING A PROPERTY

in Murcia or Alicante, Spain

When you decide to sell a property in Alicante or Murcia, we are the right realtors to deal with because we are every step of the way by your side and are locally based, hence **1% Commission** from Costa Calida to La Zenia (Costa Blanca South).

- Locally based & within easy reach
- Responsive & swift service
- Reliable & smooth selling journey
- **1% Commission** Costa Calida to La Zenia

KEY STEPS TO SELL YOUR PROPERTY

1 HOME OWNER(S) DETAILS

Only of the legal property owners as shown/listed on the property's Title Deed (Escritura)

- Full Name(s)
- Valid DNI / NIE and Passport(s)
- Address(es) – where currently residing at
- Property Details (the property agreed to be sold) – address, asking price, etc.

2 PROPERTY DOCUMENTS

- Original Title Deed (Escritura)
- Recent Nota Simple (Not older than 3 Months)
- Proof of up-to-date IBI (property tax) paid – Latest Receipt
- Utility Bills, including where applicable Community Fees (Certificado de no deuda) – Receipts
- For Alicante: Certificate of Habitation (Licencia de Ocupacion / Cedula de Habitabilidad)
- For Murcia: Not required, unless the Buyer(s) or their legal representative demands one
- Energy Performance Certificate (EPC / CEE)

Note: These same documents will be asked by the Buyer(s) lawyer as well

3 SIGN A SELLER CONTRACT (Exclusive or Non-Exclusive)

At M.A. Properties Spain – we offer both types:

Exclusive & Non-Exclusive Property Seller Contracts

4 LEGAL REPRESENTATION Lawyer / Solicitor

We can recommend you one independent of us who are specialists in property as well as EU and Non-EU laws or you can find one on your own.

5 NOTARY

Finalize the sale by signing the public deed of sale (Escritura de Compraventa) at the Notary (you can either be physically present or through Power of Attorney).

The buyer pays the remaining balance and keys are handed over.

How long does it take to sell a property (house or apartment) in Alicante or Murcia?

MAX. 2 MONTHS!

FOR NEW HOMES, KEY READY, MAX. 1 MONTH!

*We are by **YOUR SIDE** every step of the way!*