

PRICE LIST AND PAYMENT TERMS

August 2022

The purpose of this form of payment is to offer you from the beginning all the guarantees that the client will have a new construction home OTIUM HOME. With the purchase of the plot, you become your own Promoter and with the help of OTIUM HOME you make sure to be an active part in the construction of your home, until the completion and obtaining of the First Occupancy License.

With the support of OTIUM HOME, the construction will be supervised and directed by a team of Architects and Technicians, who will certify its legality.

The plots comply with the General Urban Planning Plan of Estepona and other urban regulations.

VILLA OTIUM PERNET I, II & III (in project)

Price: **1.300.000 € (V.A.T no included).**

WAY TO PAY

- 1.- Reservation Fee 30.000€
- 2.- Buy the plot 420.000€ (+ V.A.T) + expenses.
 - Sing turnkey contract 30.000€ (+ V.A.T)
 - Includes: 1.- Architect Project.
 - 2.- Topography & Geological Study.
- 3.- Start building 20% (+ V.A.T).
- 4.- Monthly payment, with all completed progress demonstrated by building certificates.
- 5.- Final payment to the First Occupation License.
 - Construction completion time of 14-16 months.

GUARANTEE

- Structure up to 10 years
- Facilities 3 years
- Household appliances, HVAC systems, Sanitary Hot Water, Mechanical ventilation, etc. 2 years.
- Finishes 1 year.

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VILLA OTIUM PERNET IV (under construction)

Price: **1.200.000€ + taxes.**

Plot = 420.000 € + 88.200 € (21 % VAT) = 508.200 €

Construction = 780.000 € + 78.000 € (10 % VAT) = 858.000 €

PRICE TOTAL + TAXES = **1.366.200 €**

WAY TO PAY

- 1.- Upon signing the Reserve Contract 18.000 € + 3.780 € (21% VAT) = 21.780 €
- 2.- Upon signing the contract of sale and construction contract 432.000 € + 90.720 € (21% VAT) = 522.720 € (less 21.780 € de la reserve):
 - 1st payment of the Plot. = 232.000 € + 48.720 € (21 % VAT) = 280.720 €
 - 1st Payment for the Construction = 250.000 € + 25.000 € (10 % VAT) = 275.000 €
- 3.- After 4 months of the Work contract = 205.000 € + 20.500 € (10 % VAT) = 225.500 €
- 4.- To the Deed of Sale with First Occupation License = **405.000 € + VAT:**
 - Final payment of the Plot = 170.000 € + 35.700 € (21 % VAT) = 205.700 €
 - Final payment of the Plot = 305.000 € + 30.500 € (10 % VAT) = 335.500 €

GUARANTEE

- Structure up to 10 years
- Facilities 3 years
- Household appliances, HVAC systems, Sanitary Hot Water, Mechanical ventilation, etc. 2 years.
- Finishes 1 year.

OTIUM PERNET

THE EVOLUTION OF THE HOUSE

OTIUM PERNET IV. GENERAL RELATION SURFACES (m²)

	BASEMENT				GROUND FLOOR			FIRST FLOOR			ROOFTOP	Building Area	EXTERIORS				Total Area
	Plot Area	Closed Area	Surface Uncovered Patios	Surface Pump Room-storeroom	Closed Area	Surface covered terraces and awnings	Surface solarium Terraces	Closed Area	Surface covered Terraces	Surface solarium Terraces	Rooftop Area		Pool Area	Covered paking surface (awning)	Vegetable Garden Area	Garden & Access Area	
VILLA																	
OTIUM PERNET IV	581,25	128,32	13,20	4,40	91,43	68,21	98,13	72,56	41,69	15,55	85,89	619,38	41,13	34,82	45,56	188,77	929,66

By

OH! OTIUM
HOME

NEW BUILDING FOR A BETTER LIFE