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BOP/PB/214: Riacho Verde - 2 Bed Apartments in Cabo Branco - Completion 2011

Location: [Joao Pessoa](#), [Paraiba](#), [Brazil](#)

Price: £95,570 / \$151,759 / €118,898 / 302,000 BRL *

Type: Apartments

Status: Under Construction

Description

Excellent early investment opportunity to buy into Riacho Verde apartments in the Cabo Branco beach district of Joao Pessoa due for completion in 2011.

Features

- Riacho Verde - 2 Bed Apartments in Construction
- Prices start at R\$302,000 for a 2nd floor unit
- Cabo Branco beach
- Prime location
- 15-20% annual price increase during build phase
- High rental occupancy rates
- 96% of development already sold
- Due for completion - December 2011

Overview

The Riacho Verde building is located in a prime position in the Cabo Branco beach district of Joao Pessoa.

The development is fully approved by the Council in Joao Pessoa, construction has started, is being delivered by a recognised developer in this city, and is due for completion as early as December 2011.

There will be two buildings located on the same site within this project delivering 2 Bed 60 sq/m apartments throughout incorporating 10 penthouse units in total.

Cheaper prices start on the 1st floor rising as you move up to the 4th floor with duplex Penthouse units being the most expensive occupying the 5th and 6th floors with twice the sq/m space.

All units will have 1 underground private parking space assigned to each apartment.

It is projected that prices will increase 15-20% per annum during the building phase.

Communal facilities delivered with this project include a swimming pool, building reception, social lounge with bar, and gourmet area.

Once the units are ready and furnished, Brazil Overseas Property, who are based in Cabo Branco, can easily rent these units on your behalf delivering high occupancy rates throughout the year.

Bulk purchase discounts do apply for portfolio investors.

In summary, if you are looking for a solid hassle free investment in Brazil, we recommend you consider this investment opportunity seriously.

This development is highly recommended by Brazil Overseas Property in Joao Pessoa, so please contact us +55 83 3247 6918 for more information.

Location

Cabo Branco, Joao Pessoa, Paraiba

40 metres from the beachfront and centrally located for all your needs for holidays or living in Brazil.

120 minute drive to Natal International airport

20 minute drive to Joao Pessoa airport

90 minute drive to Recife International airport (Guararapes)

Specification

The apartments are due for completion in December 2011 and are being built by an established Brazilian developer in Joao Pessoa city.

The apartments are delivered unfurnished but do include granite sink surrounds in the kitchen and bathrooms, electrical points/light switches to all rooms, tiled floors throughout and to walls in the bathrooms and the kitchen.

The specification of the materials used for the build is above average.



Associated Costs

The advertised sales price for these Joao Pessoa apartments in construction includes the cost for allocation of your individual Brazilian CPF number, which is required for you to buy a property in Brazil, although, does not include registration taxes/fees paid in Brazil to put the property into your name.

Although it is not mandatory to use a Lawyer when you purchase an apartment in Joao Pessoa, due to the fact that a CRECI registered estate agent is qualified to carry out the complete property sale and purchase transaction in Brazil, Brazil Overseas Property recommends that you do use an independant lawyer in Brazil registered and qualified with the OAB (Ordem dos Advogados do Brasil), and a Lawyer who is also familiar with the region where you intend to buy your property in Brazil, as well as being fully qualified to deal with the type of property you are buying.

If you are an overseas investor intending to buy apartments in Brazil, then you should always receive an officially translated version of the sale and purchase contract into your native language for the property you are buying in Brazil.

Legal fees and officially translated documents are not included within the advertised selling price of this Brazilian property.

Additional Property Images



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*All advertised property prices are converted from Brazilian Reals using the following conversion rates:
3.16 BRL = £1 | 1.99 BRL = \$1 | 2.54 BRL = €1

Please note: All published details correct at 5/22/2012 1:23:30 AM. Please refer to the website for the most up to date information on this property.