Make 2014 a year to remember!
By the end of June 2013 our sales had increased by a massive 70% (for the same period in 2012) and by year end 2013 we will have averaged 10.4 sales per month or an impressive year-on-year rise of 60%!

Mercers position as the leading agency on the Southern Costa Calida is richly deserved. This is all down to old fashioned hard work and a dedicated, award winning team. Many of our sales are referral’s from other satisfied buyers, which really is the best pat on the back we could ask for.

NEW PROPERTY SOFTWARE

We have invested in a new CRM system. This will send out updates when new properties, matching your requirements come onto the market. We will also be sending out additional “offers” and “specials” however, if you do not want to receive these please do let us know and we can unsubscribe you. Carpe Diem regularly will be sent out in a pdf format via email, so to ensure you get the latest news and special offers do check your email.
Detached villa in EXCELLENT CONDITION with 2 DOUBLE bedrooms

Ref: FOD136. WOW! Look at this detached villa in EXCELLENT CONDITION with 2 DOUBLE bedrooms, family bathroom. HUGE front TERRACE. Rooftop Solarium. Private SWIMMING POOL. Under villa storage. FURNISHED. Mature garden. DRIVEWAY and raised garden walls. PERFECT PRICE!

VILLA + APARTMENT!
Great 2 bed, 2 bath villa + 2 bed

Ref: NED213. VILLA + APARTMENT! Great 2 bed, 2 bath villa + 2 bed, 1 bath S/C apt with roof terrace, ideal for in-laws or 2 families. Private SWIMMING POOL. Furnished. 2 driveways. Central heating, A/C and SOLAR. Large poolside terrace. SAT TV. Covered porch. Loads of POTENTIAL.
2014 looks as though it will be a great year for the Murcia region. It is anticipated that the new airport at Corvera will open in time for Easter and towards the end of 2013 the contracts for the Paramount Theme Park were awarded to Ferrovial, a multi-national corporation that also owns Heathrow airport! Work is scheduled to start in January 2014, with the first phase of the theme park due to open its doors next year.

Many commentators have compared the coming of the Paramount Theme park with Disney or Universal Studios theme parks arrival in Orlando, Florida. It will transform the fortunes of this relatively unknown province in Spain and firmly put Mazarron (closest beaches) on the map for property buyers and investors looking to make some serious capital gains on current prices.

This really is one of those “once in a lifetime” chances to take advantage of property prices that are 50% below the market highs and to capitalise on the enormous potential benefits that are anticipated. One thing is for sure, prices are not decreasing anymore, so it is the perfect time to make that investment before the “Paramount effect” takes place.

| LOCAL NEWS |
| SUPER DELUXE VILLA |

AMAZING villa with the WOW FACTOR

Ref: NEB190. WOW! Wow! Wow! AMAZING villa with the WOW FACTOR. This PALATIAL villa is unlike anything similar. The master suite on the 1st floor is ENORMOUS. There is a massive conservatory to one side, a SWIMMING POOL, Landscaped gardens with auto irrigation. Central heating & A/C. Under build. TOO MANY EXTRAS TO LIST!
Ref: FOD93 €79,995
PRICED to SELL. 2 Bedroom, 1 bathroom DETACHED VILLA, situated on a 250m² plot in a tranquil location with FABULOUS VIEWS of mountains and countryside. If you are looking for a BARGAIN here it is.

Ref: FOD142 €119,950
DETACHED VILLA. 2 Double beds. Log burner. SWIMMING POOL & poolside terrace. DRIVEWAY and sliding gates. Furnished. SOLARIUM with great mountain views. A/C. Under-build. CONSERVATORY.

Ref: REC47 €49,950
3 BEDROOM!!! 1 Bath villa on the Camposol Golf development. Most Rebecca villas have 2 bedrooms but this has the advantage of having 3. Great for a home or for renting out. FURNISHED.

Ref: FOD120 €94,000
UNDER 100K!!! Det 2 bed villa. CORNER plot. Fully furnished. Front & rear TERRACES. Rooftop SOLARIUM. Loads of potential for workshop/games room in full height underbuild. Great VIEWS.

Ref: FOA141 €129,950
GREAT LOCATION overlooking park. 2 bed villa. SWIMMING POOL. Covered front terrace, rear TERRACE. 2 SOLARIUMS. Furnished. GARAGE. WALK to SHOPS, bars etc. Priced to SELL.

Ref: CLAC124 €59,995
UNIQUE & VERY NICE. 2 DOUBLE beds, 1 bath & EN-SUITE to master. FURNISHED. Log burner & A/C. Property completely transformed, enlarged and improved and is IMMACULATE condition.

Ref: BO20 €110,000
100M to BEACH!!!! Lovely 2 bed, 1 bath first floor apartment. Communal SWIMMING POOL. Off road parking. Furnished. Walk to shops, bars in Bolnuevo. Great rental property in sought after area.

Ref: NED187 €139,000

Ref: FA28 €68,000
GREAT LOCATION. Semi-det villa with 2 beds. HUGE under-build, would make great guest suite or home office/workshop. Comm SWIMMING POOL. Part furnished. WALK to SHOPS, bars etc.

Ref: FOC101 €110,000
BARGAIN VILLA!!! 2 bed villa in EXCELLENT LOCATION. Fully furnished. Private SWIMMING POOL. Rooftop Terrace. SAT TV. Garden Shed. Full length front terrace. WALK TO GOLF.

Ref: MHA01 €149,950
SEA VIEWS!! This lovely 3 bed, 1 bathroom penthouse apartment. Large private SOLARIUM with amazing views. Isla Plana. Communal SWIMMING POOL. Parking. Furnished. Walk to shops.
Ref. NEB192  €159,000
Your TROPICAL PARADISE awaits. Large 3 bed, 3 bath (2 EN-SUITE) villa. Private SWIMMING POOL, mature exotic garden with amazing palms. Huge basement WORKSHOP/STORAGE. Double carport, FULLY FURNISHED. Golf Course views and WALK to SHOPS.

Ref. RO122  €159,550
RARELY AVAILABLE. 3 Bed villa with independent GUEST APARTMENT. Beautifully presented detached villa with 2 bedrooms and 2 bathrooms (en-suite to master) & further 1st floor guest apt. Private SWIMMING POOL. Conservatory, Pool Terrace. C/H. GOLF COURSE VIEWS.

Ref. NEA206  €189,995
WOW FACTOR! Det villa, 3 beds, 3 baths (2 EN-SUITE). Plus GUEST ANNEX with Bed, Kit and shower. SWIMMING POOL. Upgraded kitchen, Internal stairs to 1st floor suite & solarium with views. CORNER plot with raised walls. FURNISHED. Walk to shops, bars etc.

Ref. NEB179  €169,800
WALK to SHOPS. Detached villa 3 BEDS & 3 baths (2 EN-SUITE). Fully Furnished. Mature Palm trees, Lemon & Orange trees, Bougainvillea & a whole host of shrubs. BBQ. SWIMMING POOL. C/H. A/C. Solarium. CONSERVATORY & extended terrace. This is a real all year round home.

Ref. BO22  €235,000
7 MINUTES walk to BEACH and wonderful SEA VIEWS!! Detached 4 BED, 3 BATH villa in the beautiful village of Bolnuevo. Low maintenance & modern, this property comes with A/C, CONSERVATORY, carport, GARDEN, fully Furnished, SAT TV etc etc. AMAZING LOCATION.
Buying in Spain, Use Currencies Direct to Save Thousands

When looking for a property to purchase often the last thing on your mind will be the international transfers required to pay the deposit and the balance of the property price. It’s easy to get caught up in the excitement of searching for a property in your favourite location rather than the nuts and bolts of getting funds from your country of residence to Spain. We recommend you use the services of an international payments specialist such as Currencies Direct to guide you through the process. Your high street bank with a huge range of different services on offer simply doesn’t have the expertise to make the international transfer happen as smoothly as possible. They are also not able to remove international payment processing fees and receiving fees at Spanish banks.

Choosing to use a specialist provider of international transfer services is the best way to ensure that your money can be moved from one country to another with ease. They will talk you through the process and advise you on the best way to manage any step payments to be made. Well-established foreign exchange payment company Currencies Direct has four offices in Spain so you can sit down face-to-face with someone who really knows the system while you’re over here in Spain looking at properties.

As well as providing expertise and assistance your specialist provider can also save you money on the exchange rate and on fees. Currencies Direct find that many of their clients save as much as 3%+ on the price of a property simply by using their services rather than a high street bank. On a property of €250k that represents a saving of €7500! Not to mention the additional savings because Currencies Direct don’t charge you any fees when you’re making your property purchase transfers and they can guarantee no receiving fees at any Spanish bank.

Buying in Spain is a great decision – just make sure you’re able to maximise on your home currency by calling on the currency experts.

For more information about the services of Currencies Direct and to receive a free no obligation consultation, please visit one of their offices, or contact them directly, ask for Andrew Brown – Regional Sales Manager and he will be happy to discuss your currency requirements with you.

Contact the Currencies Direct Mojacar office on +34 950 478 914 or email Andrew Brown Currencies Direct Regional Sales Manager in Spain directly at: andrew.b@currenciesdirect.com. Please quote reference number A04425 or Mercers when you call or email, to obtain the Mercers preferential client currency exchange rates or for further information visit: http://www.currenciesdirect.net/mercers

Currencies direct saving you money on your foreign currency exchange and eliminating bank charges

Currencies Direct has been operating in Spain for over a decade. They have assisted thousands of clients who need to transfer funds from the UK to Spain and vice versa. They provide a money saving, jargon-free service. Currencies Direct do not apply charges to transfer funds and they can save around 3% of the property price compared to a High Street bank.

Always looking for new ways to assist their clients, Currencies Direct launched the first national agreement between a foreign exchange broker and a Spanish Bank. A Currencies Direct “la Caixa” Bank Account, gives you access to commission free banking at 5,500 branches.

So they can help whether you are sending funds back to the UK and wish to take advantage of no fees for depositing Spanish bankers’ drafts, or if you are purchasing a property or already living in Spain and with four Currencies Direct branches in key locations on the Costas, why not pop in for coffee and hear about all their benefits and services.

Currencies Direct
Avenida del Mediterráneo 359 bis
Mojácar Playa +34 950 478 914
mojacar@currenciesdirect.com

www.currenciesdirect.com
Viewing Trips

The first step in buying your dream home in the Spanish sunshine is to take a trip to see what is on offer. At Mercers we strive to help our buyers in their quest and offer an award winning concept for potential buyers and unlike many of our rivals, we guarantee 100% pressure free service.

Our motto is Our Passion Is Property and our unrivalled reputation and award winning 30 years experience is at your disposal. Contact us now on 0845 0177805 or +34 968 199188 or visit www.spanishproperty.co.uk

Personalised Viewing Trips

If you are tight for time, then why not spend two or three days with us on an individual viewing trip. We will tailor the time to maximise what we can show you both property wise and also give you an insider's view of the local area. All we ask is that you book the flights, we will do the rest – pick up from airport, hotel accommodation on a B&B basis and the services of one of our experienced staff to show you the properties of your choice.

Own Steamer Trips

If time is not of the essence then many of our buyers visit us under their own steam. We can arrange hotel accommodation for a couple of nights, which if you decide to buy, we are happy to reimburse. You will also get the individual attention of one of our experienced staff as above.

CONTACT US
For expert, friendly advice and help come and talk to us. We look forward to meeting you.
We speak:

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Winners of The International Property Awards: “Spanish Estate Agent of the Year” 2012/13