

CADASTRAL DATA OF THE PROPERTY 4242103VK2844S0133FF

LAND

ADDRESS

CL CASTILLO DE FUENSALDAÑA 4 SECTOR V-2, LAS
ROZAS DE MADRID, MADRID

CADASTRAL PLOT

4242103VK2844S

AREA OF THE PROPERTY

5.476 m²

CONSTRUCTED AREA

12.573 m²

PROPERTY

CADASTRAL REFERENCE

4242103VK2844S0133FF

HORIZONTAL DIVISION

Escalera 1 Planta SM Puerta 10

REGISTERED PROPERTY

Register 28120 Section 00 Land 059060

MAIN USE

Oficinas

YEAR OF CONSTRUCTION

2009

CONSTRUCTED AREA

52 m²

COEFFICIENT OF OWNERSHIP

0,604000 %



Parcela Construction

CONSTRUCTIONS

HORIZONTAL DIVISION	USAGE	ANTIQUITY	AREA	CONSTRUCTIVE TYPOLOGY
ES 1 PL SM PU 10	OTRAS ACTIV.	2009	39 m ²	OFICINAS MÚLTIPLES

CADASTRAL VALUE

Cadastral values may not correspond to those assigned by cadastre. Values calculated by applying type and antiquity correction coefficients.

VALUE OF CONSTRUCTION

HORIZONTAL DIVISION	TYPE	ANTIQUITY	VC = MBC X AREA X TYPE X ANTIQUITY
ES 1 PL SM PU 10	1,70 (3113)	1,00 (U=1,00 C=1,00 T=0)	700,00 €/m ² X 39 m ² X 1,70 X 1,00 = 46.410,00 €

LAND VALUE

HORIZONTAL DIVISION	UNIT VALUE	AREA	VS = VR X SUPERFICIE
ES 1 PL SM PU 10	1.520,00 €/m ² (OFFICE)	39 m ²	1.520,00 €/m ² X 39 m ² = 59.280,00 €

PROPERTY VALUE

$$VI = (VC + VS) \times (G + B)$$

$$(46.410,00 \text{ €} + 59.280,00 \text{ €}) \times 1,40 = 147.966,00 \text{ €}$$

CADASTRAL VALUE

$$VC = VI \times RM$$

$$147.966,00 \text{ €} \times 0,5 = 73.983,00 \text{ €}$$