



GRAND VENETIAN 1208 T3

PVRPV Real Estate

Property Information:

\$ 699,500.00 USD For Sale

- **Picture Count** 47
- **Status** Active
- **Area** Hotel Zone
- **Street Number** 2477
- **Street Name** Ave. Francisco Medina Ascencio
- **Unit #** 1208 T3
- **Zone city** Puerto Vallarta
- **State** JALISCO
- **Total SqFt** 1907.96
- **Total Bedrooms** 2

- **Total Baths** 2.00
- **Full Baths** 2
- **Development Name** Grand Venetian
- **Primary View** Ocean
- **Furnished** Furnished
- **Parking** Parking on Property
- **# Units in Develop** 559.00
- **Price/Sq Meter** 3944.85
- **Total M2 const** 177.32
- **Community** Gran Venetian - Icon Area

Property Description:

Welcome to luxury beachfront living on the 12th floor! This stunning 2-bedroom, 2-bathroom unit offers a spacious layout and breathtaking views. Step onto the large terrace and behold an uninterrupted vista of the ocean, with city lights twinkling on either side. Inside, you'll find a generously sized living room/dining room area, perfect for entertaining or simply enjoying the panoramic scenery. The well-appointed kitchen boasts modern amenities, while each bedroom features its own terrace showcasing city lights, mountain views, and the passing spectacle of cruise ships. With a dedicated laundry room, this unit offers both convenience and comfort. Whether you're seeking a full-time residence, a vacation retreat, or a lucrative rental property,

Features:

- Devices **Ceiling Fans**
- Electricity **CFE**
- HOA Info **24-hr Security, Building Insurance, Common Area Electric, Common Area Maintenance, Garden Maintenance, Gym, On-Site Admin, Pool Maintenance, Road Maintenance**
- Location **Beachfront**
- Road Type **Paved**
- Sewage **City**
- Title **Fideicomiso**
- Unit Details **Balcony, Deck/Terrace**
- Walls **Concrete, Sheetrock**
- Water **City**
- Unit Details: Type of Parking **Assigned**
- Unit Details: Parking on Property **Yes**
- Appliances: Oven **Electric**
- Appliances: Range **Gas**
- Appliances: Dryer **Electric**
- Construction.: Flooring Type **Ceramic tile**
- Devices: Air Conditioning **Window Type**
- Devices: Water Heater **Direct supply**
- HOA Info: Dues per month pesos **7434**
- Appliances **Dishwasher, Microwave, Refrigerator/Freezer, Stackable Laundry Ce, Washer/Dryer Hookups**
- Common Amenities **24 Hours Security, Beach Access, Beach Club, Elevator, Entry Gate System, Fence, Fountain, Garbage Chute, Garden, Gym, Intercom, Jacuzzi, Kid's Area, Pool, Pool Heater, Security Guard, Tennis/Basketball Court**

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