



# Grand Venetian

## PVRPV Real Estate

### Property Information:

**\$ 490,000.00 USD** For Sale

- **Picture Count** 22
- **Status** Active
- **Area** Hotel Zone
- **Street Number** 2477
- **Street Name** Francisco Medina Ascencio
- **Unit #** 3000-1709
- **Zone city** Puerto Vallarta
- **State** JALISCO
- **Total SqFt** 1263.54
- **Total Bedrooms** 1

- **Total Baths** 2.00
- **Full Baths** 2
- **Development Name** Grand Venetian
- **Primary View** Ocean
- **Floor Number** 17
- **Furnished** Furnished
- **Parking** Garage Stall
- **# Units in Develop** 544.00
- **Price/Sq Meter** 4172.70
- **Total M2 const** 117.43
- **Community** Gran Venetian - Icon Area

### Property Description:

Discover the perfect blend of luxury and comfort in this stunning oceanfront property. This one-bedroom, two-bathroom floor plan features a serene ocean-view bedroom, complete with direct access to an expansive terrace--perfect for savoring breathtaking ocean views. The condo beautifully captures the northern part of the bay, allowing you to immerse yourself in the tranquility of ocean life. The Grand Venetian community offers resort-style living at its finest, boasting five sparkling pools, a state-of-the-art gym, rejuvenating spa, on-site restaurant, and a tennis court for your enjoyment. Additionally, this unit includes a deeded storage bodega, making it an excellent choice for a second home or a lucrative rental investment. Experience coastal living at its best!

### Features:

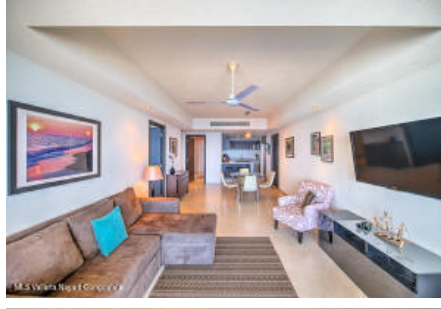
- Appliances **Dishwasher, Microwave, Stackable Laundry Ce, Washer, Washer/Dryer Hookups**
- Common Amenities **24 Hours Security, Beach Access, Elevator, Entry Gate System, Garbage Chute, Gym, Jacuzzi, Pool, Pool Heater, Security Guard**
- Devices **Ceiling Fans**
- Electricity **CFE**
- HOA Info **24-hr Security, Building Insurance, Common Area Maintenance, Garden Maintenance, Gym, On-Site Admin, Road Maintenance**
- Location **Beachfront, Oceanfront**
- Road Type **Paved**
- Sewage **City**
- Title **Fideicomiso**
- Unit Details **Bar, Deck/Terrace**
- Water **City**
- Unit Details: Type of Parking **Unassigned**
- Unit Details: Art **Yes**
- Unit Details: Storage **Included**
- Unit Details: Parking on Property **Yes**
- Appliances: Oven **Gas**
- Appliances: Range **Gas**
- Appliances: Dryer **Gas**
- Devices: Air Conditioning **Central**
- Connectivity: Internet **Infinitum**
- HOA Info: HOA Name **Grand Venetian**
- HOA Info: Dues per month pesos **4982**

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