



## Oceano 4

\$2,050,000.00 USD

Punta Esmeralda | 4 # Units in Develop | Punta Esmeralda  
La Cruz de Huanacastle, Riviera Nayarit  
MLS ID: 42519

### General Information

|                 |                                       |                 |           |
|-----------------|---------------------------------------|-----------------|-----------|
| Total m2:       | 491                                   | Total M2 const: | 529.78    |
| Total SqFt:     | 5,700.43                              | Walls:          | Concrete  |
| Price/Sq Meter: | 3,869.53                              | Total Bedrooms: | 3         |
| Total Baths:    | 3                                     | Full baths:     | 3         |
| 1/2 Baths:      | 1                                     | Primary View:   | Ocean     |
| Secondary View: | Garden                                | Furnished:      | Furnished |
| Pet Friendly:   | Yes                                   | Parking:        | Carport   |
| Location:       | Beachfront,Gated Community,Oceanfront |                 |           |

### Features & Amenities

#### Common Amenities

|                    |                          |
|--------------------|--------------------------|
| 24 Hours Security: | Beach Access:            |
| Elevator:          | Entry Gate System:       |
| Gym:               | Picnic Area:             |
| Pool:              | Security Guard:          |
| Spa:               | Tennis/Basketball Court: |

#### Appliances

|                       |             |     |
|-----------------------|-------------|-----|
| BBQ:                  | Dishwasher: |     |
| Hood/Vent:            | Microwave:  |     |
| Refrigerator/Freezer: | Washer:     |     |
| Wine Cooler:          | Oven:       | Gas |
| Range:                | Dryer:      | Gas |

#### Devices

|               |              |                   |         |
|---------------|--------------|-------------------|---------|
| Devices:      | Ceiling Fans | Air Conditioning: | Central |
| Water Heater: | Other        |                   |         |

#### Connectivity

|           |           |
|-----------|-----------|
| Internet: | Infinitum |
|-----------|-----------|

### Hoa Info

|                          |                 |                        |           |
|--------------------------|-----------------|------------------------|-----------|
| Hoa Name:                | Punta Esmeralda | Dues per month (\$MX): | 19,591.00 |
| 24-hr Security:          |                 | Common Area Electric:  |           |
| Common Area Maintenance: |                 | Garbage Pickup:        |           |
| Gym:                     |                 | On-Site Admin:         |           |
| Road Maintenance:        |                 |                        |           |

### Especifications

|                       |       |                  |                       |
|-----------------------|-------|------------------|-----------------------|
| Days On Market        | 35    | Pre-Construction | No                    |
| Construction Manifest | Yes   | Title            | Escritura,Fideicomiso |
| Deed Parking M2       | 38.67 | Electricity      | CFE,Solar             |
| Water                 | City  | Sewage           | City,Common Plant     |
| Road Type             | Paved |                  |                       |