

"VILLA CALETÓN RESIDENCES 254"

A majestic residence developed with a modern style and integrated spaces, achieving a combination of organic, natural, and translucent elements that allow the harmonious fusion of spacious interior areas with the exterior—creating an incomparable living experience in one of the most idyllic locations in the eastern region of the country.

This grand property features unmatched views of El Farallón, as well as a privileged location close to the #1 Golf Course in the Caribbean, Punta Espada Golf Club, making it the perfect home for lovers of sports and exclusivity.

FEATURES:

- Lot Size: 1,056.23 m²
- Construction: 501.43 m²
- Pool & Deck: 187.48 m²
- Total: 688.91 m²

LAYOUT:

FIRST LEVEL (235.22 m²):

- Spacious social areas with views of the pool
- Impressive double-height ceiling in the main living room and foyer
- Covered terrace with outdoor kitchen and BBQ
- Pool with heated jacuzzi area
- Large deck with sunken seating area
- 1 master bedroom with walk-in closet and private bathroom
- 1 guest bathroom
- Formal kitchen with breakfast area
- Hot (service) kitchen
- Laundry area
- Service/maid's room
- 4 parking spaces (2 covered)

SECOND LEVEL (266.21 m²):

- Master bedroom with large walk-in closet and bathroom
- 3 secondary bedrooms, each with closets and private bathrooms
- Large family room
- Rear bedrooms with views of the pool and garden

SALE PRICE INCLUDES:

- Air-conditioning systems (fan coil or split units)
- Custom-design and fabrication of closets

AVAILABLE ADD-ONS:

- Appliances for the main kitchen, service kitchen, and laundry area

Delivery Time: 14 months

Sale Price: USD 1,350,000.00

Payment Plan:

- USD 20,000 – Reservation
- 25% (USD 325,000) – Due at contract signing
- 55% (USD 715,000) – During construction
- 20% (USD 260,000) – Upon delivery