



## PROPERTY SPECIFICATIONS

**Colonia:** San Rafael

**Bedrooms:** 3  
**Bathrooms:** 3  
**1/2 Bath:** 1

**Land:** 245m<sup>2</sup> (2,636ft<sup>2</sup>)  
**Const.:** 305m<sup>2</sup> (3,282ft<sup>2</sup>)

**Agent**  
Tamara Ruiz  
415.106.1650  
tamara@realtysanmiguel.com

## THIS COZY HOUSE HAS EVERYTHING YOU ARE LOOKING FOR!!

**ID:** 3633 **Price:** \$ 340,000 USD

The elegant living room has a fireplace to warm you up and is a fabulous feature to embellish the open concept design where the living opens to a spacious kitchen and dining area. The second story has boveda ceilings, a library/TV room, and two ample bedrooms each with its own bathroom. The master has a romantic balcony where two can sit to enjoy the sound of water trickling from the courtyard fountain...



### Features

Views  
Studio/Office  
Living Room  
Garage  
Fireplace  
Casita  
2nd Living area  
Terrace  
Rooftop Terrace  
Garden Area  
Fountain  
Courtyard  
Boveda ceilings

### Services Available

Water Purification  
Water Cistern/Storage  
Water  
Electric  
City Sewage

### Includes

Water Purification  
Appliances

All real estate listings are believed to be represented accurately. However, these details are intended as a guide and do not form part of a contract.

Buyers should satisfy themselves as to any Information contained herein.

Copyright, Realty San Miguel, 2012 - 2023. San Miguel de Allende, Guanajuato, Mexico