



## PROPERTY SPECIFICATIONS

**Colonia:** El Paraiso

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

**Land:** 199m<sup>2</sup> (2,143ft<sup>2</sup>)  
**Const.:** 306m<sup>2</sup> (3,293ft<sup>2</sup>)

**Annual Tax:** 4,164.00 MXP

**Agent**  
 Charles Thomas  
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### When Both Style and Quality Matter

**ID:** 4306 **Price:** \$ 499,000 USD

Located on the doorstep to everything San Miguel, this stunning home boasts all the comforts one would expect from higher priced properties; a gourmet kitchen, towel warmer in the master bath, whole house water purification, mini-splits for additional heating or air conditioning, double pane PVC windows and solar electricity. All this plus marble floors, a double height living room ceiling and the ideal proximity to downtown.



### Features

Views  
 Studio/Office  
 Rooftop Terrace  
 Living Room  
 Laundry  
 Garage  
 Fireplace  
 2nd Living area

### Services Available

Water Purification  
 Water Cistern/Storage  
 Telephone  
 Security  
 Solar Energy  
 Gated Development  
 City Water  
 Pressured Water  
 Electric  
 City Sewage  
 Cable or Satellite

### Includes

Water Purification  
 Stove/Oven  
 Refrigerator  
 Washer  
 Satellite Dish  
 Microwave  
 Dishwasher  
 Dryer  
 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.

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