



The AVA PVRPV Real Estate

Property Information:

\$ 719,000.00 USD For Sale

- **Picture Count** 31
- **Status** Active
- **Financing** Cash
- **Area** Centro North
- **Street Number** 605
- **Street Name** Allende
- **Unit #** 14
- **Zone city** Puerto Vallarta
- **State** JALISCO
- **Total SqFt** 2167.06
- **Year Built** 2021
- **Style** Penthouse

- **Total Bedrooms** 3
- **Total Baths** 4.00
- **Full Baths** 3
- **1/2 Bath** 2
- **Development Name** The Ava
- **Primary View** City
- **Furnished** Furnished
- **Parking** Garage Stall
- **# Units in Develop** 25.00
- **Decks/Patios SqFt** 1375.00
- **Price/Sq Meter** 3570.01
- **Total M2 const** 201.40
- **Community** El Cerro

Property Description:

Experience the ultimate in spacious, luxury living. This 3 level penthouse spans over 3500 square feet and transforms into a vacation rental goldmine, earning \$400.-\$500 USD per night. Perfectly situated in downtown Puerto Vallarta, just a short 10-15 minute walk to the iconic Malecon, the beach, shops and restaurants. Step inside this fully furnished property, where every piece of furniture has been carefully curated by a professional interior designer, to provide you with the utmost comfort, functionality and style. Over \$45,000. USD invested in custom-made furniture and high-end electronic blinds throughout. But,...it doesn't stop there.

Features:

- Devices **Ceiling Fans**
- Electricity **CFE**
- HOA Info **24-hr Security, Building Insurance, Common Area Electric, Common Area Maintenance, Common Area WiFi, Garbage Pickup, Gym, On-Site Admin, Pool Maintenance**
- Location **Hillside**
- Road Type **Cobblestone Street**
- Sewage **City**
- Title **Escritura**
- Unit Details **Balcony, Barbecue, Deck/Terrace, Hot Tub/Jacuzzi, Roof Top Terrace**
- Walls **Concrete, Sheetrock**
- Water **City**
- Appliances: Oven **Gas**
- Appliances: Range **Gas**
- Construction.: Flooring Type **Concrete/Cement**
- Devices: Air Conditioning **Mini-Split**
- Devices: Water Heater **Direct supply**
- Connectivity: Internet **Infinitum**
- Connectivity: TV **Cable**
- HOA Info: HOA Name **AVA**
- HOA Info: Dues per month pesos **9885**
- Appliances **BBQ, Dishwasher, Disposal, Microwave, Refrigerator/Freezer, Washer/Dryer Hookups**
- Common Amenities **24 Hours Security, Elevator, Entry Gate System, Gym, Jacuzzi, Pool, Security Guard**

PVRPV Real Estate

Lazaro Cardenas 205 Loc-6, Col. Emiliano Zapata Jal. - Mexico 48380

Tel: +521 (322) 222-0638 US / Canada: (206) 388-3703

www.pvrpvrealestate.com



