

QA378, TWO WELL CONSTRUCTED ARCHITECT-DESIGN ADOBE HOUSES IN CENTRAL PANAJACHEL

for sale. \$ 350,000



4, Gated Community, central Panajachel, Panajachel, 07010, LAKE ATITLAN AREA, Solola

Two one-of-a-kind, well-constructed adobe houses located in a gated community in the heart of Panajachel! The owner is willing to accept a lease-to-buy offer! The property can be divided in half to purchase one of the houses! Great investment potential to rent one of the houses to off-set

Located in the heart of Panajachel, this gated community is located in one of the most tranquil areas of town. Plenty private water, cobblestone streets and lush surroundings are only a few amenities of this community. The property includes two adobe houses that can be purchased together or separately. The entire property features very well-maintained gardens with mature trees, a fountain, outdoor jacuzzi and colorful and tropical plants. The first house has 110 square meters (or 1184 square feet) of construction. There is also a covered outdoor sitting area overlooking the fountain and the garden. First floor: kitchen, dining room, living room and a full bathroom. Upstairs there is one ample bedroom. This house is currently producing monthly revenue as a rental. Price \$150,000.00 The second house, 164 square meters (or 1765 square feet), has one small efficiency apartment downstairs currently managed as a rental as well. Upstairs, you will find a balcony with a couple of chairs to relax and gaze out at the surrounding volcanoes and mountains... Ample kitchen, living/dining area, full bathroom and one bedroom. A staircase leads you to the third floor which features two small bedrooms with large glass windows that perfectly frame the volcanoes & mountains. Price \$200,000.00. Entire property \$350,000.00

BASE INFORMATION:

Bedrooms : 3
Bathrooms : 3

AREA INFORMATION:

Construction : 274
Lot : 422.22

CONVENIENCE:

General Amenities: Cistern, Volcano View, Walking Distance to Central Park,
Appliance Amenities: Fridge,
Energy Savings Amenities: Gas Stove, Gas Tankless Hot Water,
Exterior Amenities: Fountain, Fruit Trees, Garden, Terrace,
Interior Amenities: Cable TV, Jacuzzi Tub, Storage Room,
Landscape Amenities: Lawn Area,
Security Amenities: Gated Community,



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