



## Antigua, Antigua, Guatemala, ANTIGUA AREA, Sacatepequez

A luxury two-level home for sale on approx. 2000 square varas in a gated community, with swimming pool, clubhouse, tennis court, underground services and panoramic views. Designed and built with colonial details. The house features extensive wood details and exceptional colonial period details. Living room with fireplace and direct views to the Volcan de Agua, outdoor seating area with fireplace, formal dining room and a beautiful kitchen with solid wood cabinets. Three bedrooms in the main level, each with a full bathroom. An open stair with soaring ceilings. In the second floor a master bedroom with a large master bathroom. Rich in colonial details and colors. Family room with access to the rooftop patio with a direct view of the mountains and volcanoes. Garage for several cars, large garden with fountain. Call Marlon Catalan for more information



Name	<b>Marlon Catalan</b>
Address	4a Calle Oriente No. 44 , Antigua, Guatemala, Antigua Area
Phone	502-7965-2641

### BASE INFORMATION:

Bedrooms	: 4
Bathrooms	: 5

### AREA INFORMATION:

Varas	: 2000
Lot	: 1395

### CONVENIENCE:

**General Amenities:** Volcano View, Corner Lot, Cistern,

**Community Amenities:** Tennis Court, Community Club House, Club House Swimming Pool ,

### Energy Savings Amenities:

Fireplace, Electric Tankless Hot Water,

**Exterior Amenities:** Terrace, Swimming Pool, Perimetral Wall, Garden, Garage, BBQ,

**Interior Amenities:** Walk-in Closet, Storage Room, Spanish Corridors, Laundry Room, Internet Available , Interior

Courtyard, Cupula , Cable TV, Bucaro,

**Security Amenities:** Gated Community,

### NEIGHBORHOOD:

Town Center	: 15 minutes by Walking
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Banks	: 5 minutes by Car
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Bus Stop	: 5 minutes by Walking
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Antigua's	: 5 minutes by Car
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Central Park