

## # 1331, CORNER HOUSE FOR SALE IN GATED COMMUNITY

for sale. Call for price



### Antigua, Guatemala, ANTIGUA AREA, Sacatepequez

Situated in a prime location, it consists of a double corner lot (30.00 mts x 30.00 mts) with a beautiful one-story home built in 2012, with almost 590 m2 of construction.

The one-level home includes an open living room with double high ceilings, a colonial-style fireplace, and enough room for a cozy mezzanine studio with access to the rooftop patio, dining room, and kitchen with a colonial brick cupula for light and ventilation. Two bedrooms with a private bathroom and closet, the master bedroom with a walk-in closet and full bathroom, and access to a private garden, jacuzzi, sauna, and massage room. From any room in the house, you can look out over the gardens, and from the terrace see all three volcanoes surrounding Antigua: Acatenango, Fuego, and Agua. Garage for two cars, laundry area, and guest/maid's room with bathroom. Social area with BBQ and pergola. Call Marlon Catalan for more information.



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

#### BASE INFORMATION:

Bedrooms : 3  
Bathrooms : 5.5

#### AREA INFORMATION:

Lot : 30 x 30 mts  
Dimensions  
Frontage : 30  
Depth : 30  
Varas : 1288  
Construction : 557  
Lot : 900

#### CONVENIENCE:

**General Amenities:** Walking Distance to Central Park, Volcano View, Corner Lot, Bodega/Storage,  
**Community Amenities:** Tennis Court, Community Club House,  
**Energy Savings Amenities:** Fireplace,  
**Exterior Amenities:** Terrace, Perimetral Wall, Open Deck, Garden, Garage, Exterior Lighting, Covered Patio, BBQ,  
**Interior Amenities:** Walk-in Closet, Storage Room, Spanish Corridors, Sauna, Maids Quarters, Loft, Laundry Room, Jacuzzi Tub, Internet Available, Interior Courtyard, Cupula, Cable TV,  
**Landscape Amenities:** Landscaping,  
**Security Amenities:** Gated Community,

#### NEIGHBORHOOD:

Town Center : 10 minutes by Walking  
Local : 15 minutes by Walking  
Restaurants  
International : 50 minutes by Car  
Airport  
Antigua's : 7 minutes by Car  
Central Park