



gated community, Antigua, Guatemala, 03001, ANTIGUA AREA

A 2-level, 3 bedroom home for sale located in an upscale, secure gated community. There are 2 bedrooms on the main level and a large master bedroom on the second level.

The living room, dining room and kitchen share an open area on the main floor. A good size lot with courtyard, garden area and a terrace with views of the volcanoes. There are hot water solar panels installed. The community is located within walking distance to the centre of Antigua.



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

BASE INFORMATION:

Bedrooms	: 3
Bathrooms	: 3

AREA INFORMATION:

Varas	: 430
Construction	: 310
Lot	: 300

CONVENIENCE:

General Amenities: Walking Distance to Central Park, Volcano View, Cistern,

Community Amenities: Club House Swimming Pool ,

Energy Savings Amenities: Solar Water Heating, Gas Tankless Hot Water, Fireplace,

Exterior Amenities: Terrace, Open Deck, Garden, Garage,

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

Room, Interior Courtyard, Cupula , Cable TV, **Landscape Amenities:** Lawn

Area, Landscaping,

Security Amenities: Gated Community,

NEIGHBORHOOD:

Banks	: 15 minutes by Walking
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Local Restaurants	: 10 minutes by Walking
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International Airport	: 60 minutes by Car
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Local Open Air Market	: 6 minutes by Car
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Private Hospital	: 12 minutes by Walking
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Public Hospital	: 15 minutes by Car
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Antigua's Central Park	: 15 minutes by Walking
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Super Market	: 6 minutes by Car
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