

PASEO DE BRISAS #60 — * \$475,000 USD CAMHI

2 BDRMS, 2 BATHS, OFFICE/ DEN, FURNISHED, 1 LEVEL IN LA FLORESTA, AJIJIC

If you want to live on the best street in La Floresta subdivision, this is your chance!!! Come and visit this impressive one level home with 2 Bedrooms, 2 Bathrooms, plus an Office/Den that could be used as a 3rd bedroom with a Murphy bed. This home has a great curb appeal with magnificent wrought iron work, a fabulous covered terrace facing north and a lovely garden with enough room for a pool. This lovely property is equipped with electric solar panels, water solar heater, automatic sprinkler system, water purification system and a very unique double car garage with storage. It has a beautiful Mirador with a magnificent Sierra Madre Mountain view. Located on a wide street, just around the corner from the Yacht Club, La Floresta is the ideal location in Ajijic. A lovely subdivision with mature trees and landscaping on wide streets with sidewalks, and close to restaurants, shopping, live music, a grocery store, cinema (with movies shown in English!), art galleries, horseback riding along the lake, walk to the plaza or the boardwalk/ Malecon, enjoy the weekly outdoor tianguis/market, gym, skip over to San Antonio Tlayacapan or just stroll the neighborhood and meet your neighbors. This property won't last, make a private appointment to visit it at once. * **Reduced price from \$492,000 USD**

FEATURES

MLS CAR8389

Lot: 549 m2 - 5,906 Sq. Ft.

Const: 322 m2 - 3,465 Sq.Ft.

Year Built: 1982

Year renovated: 1994

Showing Terms: Appointment

Selling Terms: All Cash

Appliances: Dish Washer, Stove, Refrigerator, Clothes Washer & Dryer

Other Rooms: Den/Family Room, Separate Laundry, Pantry

Utilities: 110v Electrical, Solar Electric System, Solar Hot Water System, Septic Tank, Purification System, Aljibe/Cistern

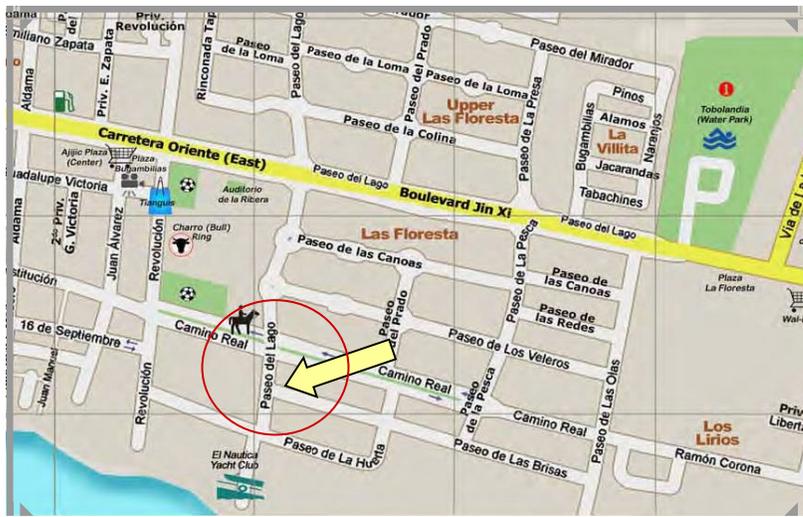
Property Tax: \$430 USD, Annually Approx.

Fees Approx: \$461 USD, Annually Approx.

Fees Include: Common Maintenance, Security, Water, Street Lighting

More Features:

- 2 Car Garage w/ storage
- Sprinkler system



Information provided is not official and is subject to unintentional error and /or omission.