

MLS#25-1332

ENGEL & VÖLKERS<sup>®</sup>  
SNELL REAL ESTATE

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## The Break at El Arenal 1D

**Price: \$990,000 USD | 19,800,000 MXN**



**Beds:** 3

**Baths:** 3

**Sqft:** 2,388.83

**Type:** Condos

**Lot Size:** 2388.83

**View:** The Break

**Community:** Gringo & Lito Hills

**Subdivision:** The Break



### **ADRIAN VIDAL FIGUEROA**

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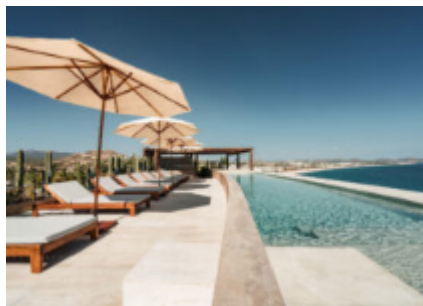
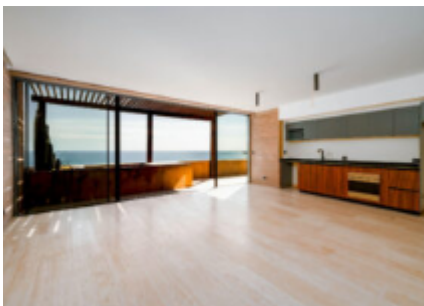
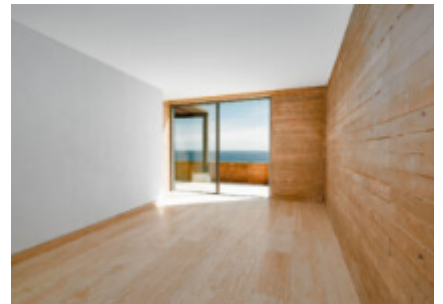
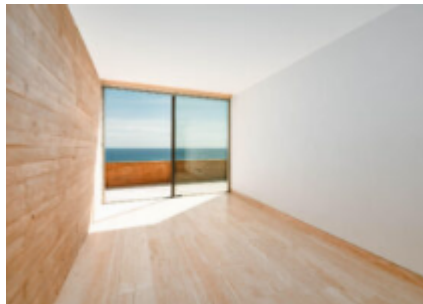
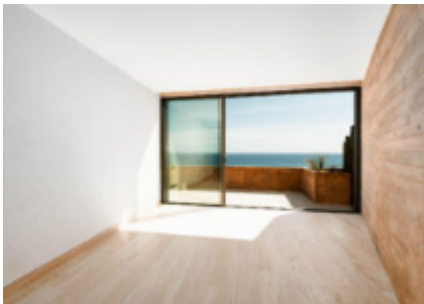
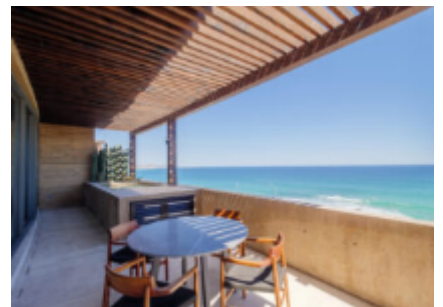
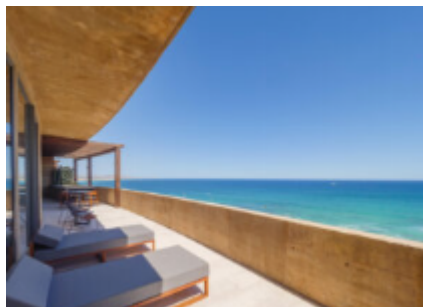
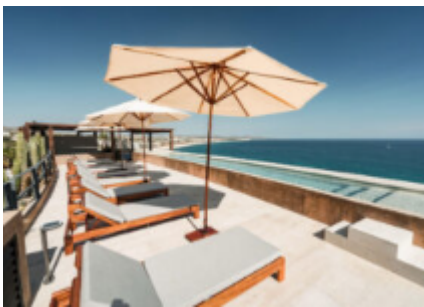
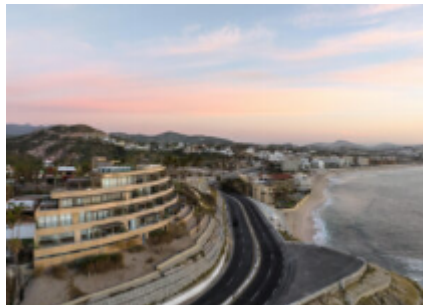
## OVERVIEW

Live in seamless harmony with the Baja landscape. 13 Residences are located at the Costa Azul viewpoint featuring 220° views overlooking the entire bay of San José del Cabo. This three-bedroom condo is being sold un-furnished with an optional furniture package. It includes a cooktop and a dryer and features a plunge pool and a terrace. Break at Arenal allows residences to coexist with the best elements of the Baja. Enjoy the rooftop terrace, pool and bar, wellness room, garden, and fire pit surrounded by mountains, and beaches. The vitality of the terrain is translated into a livable and functional space with luxury amenities to enjoy life. (Furniture and appliances Package available for \$80,000 USD Note: decor and home accessories NOT included)

## PROPERTY FEATURES

- Property Name: The Break at El Arenal 1D
- Street Name: The Break at El Arenal
- Unit #: 1D
- Zone: San Jose del Cabo
- Area: SJD-Inland/Golf
- Community: Gringo & Lito Hills
- Subdivision: The Break
- Construction: Completed
- Price (USD): 990,000
- Seller Financing Offered?: Yes
- Financing: Owner
- Total M2: 222.01
- Total SqFt: 2,388.83
- AC M2: 160.06
- AC SqFt: 1,722.25
- Primary View: Ocean
- Year Built: 2,021
- Decks/Patios M2: 61.95
- Secondary View: Ocean
- Decks/Patios SqFt: 666.58
- Stories: 1
- Total Bedrooms: 3
- Full Baths: 3
- Mstr Plan Community: Yes
- 1/2 Bath: 0
- Furnished: Unfurnished
- Style: 1 Level
- Floor Number: 1
- # Units in Develop: 13
- Carport: 2 car
- Parking on Property: 2 spaces
- Dryer: Gas
- Cook Top
- Air Conditioning: Central
- Water Heater: Electric
- Pool
- Pool Heater
- Security Guard
- Fire Pit
- Garden
- Gym

## GALLERY



## LOCATION

