

MLS#26-56

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

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## Villa Positano

**Price: \$4,995,000 USD | 99,900,000 MXN**



**Beds:** 5

**Baths:** 5

**Sqft:** 7,004.76

**Type:** Houses

**Lot Size:** 7004.76

**View:** Rancho Cerro Colorado

**Community:** Cerro Colorado-Ocean

**Subdivision:** Rancho Cerro Colorado



### **VIKTORIA RUBAN**

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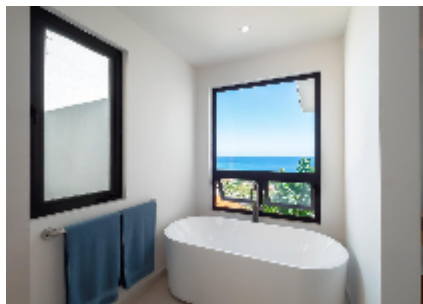
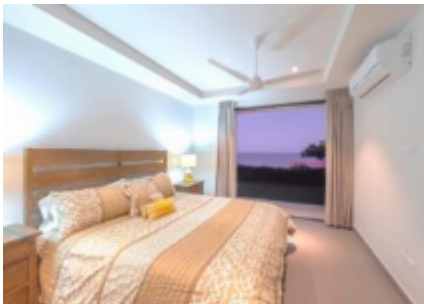
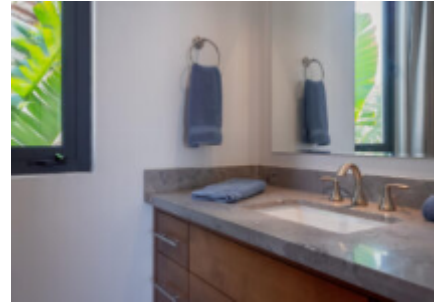
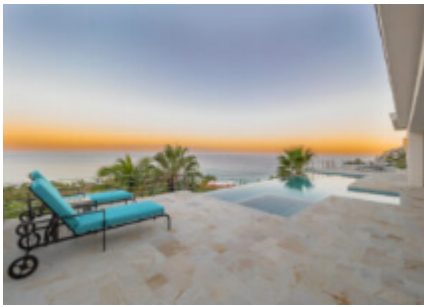
## OVERVIEW

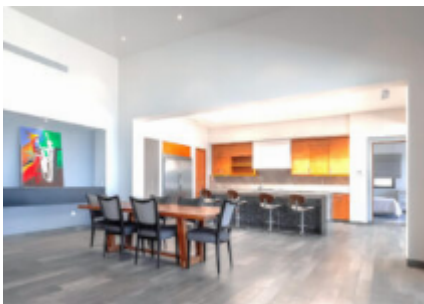
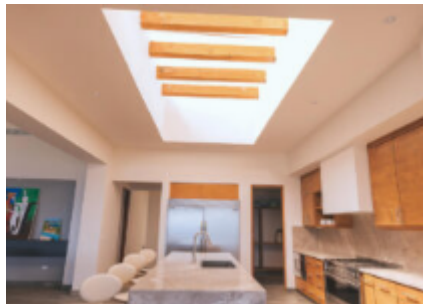
Villa Positano, a truly unique and rare offering. This property provides utmost privacy, situated atop a private oceanfront community in Rancho Cerro Colorado. It features unobstructed 180-degree views over the highly prized One&Only Palmilla Resort and Punta Gorda. Key features include: - Only a few steps away from a private, swimmable beach. - Centrally located across from key amenities such as the Fresco supermarket, H+ Hospital, a bank, a private school, and the Palmilla Shopping Plaza.

## PROPERTY FEATURES

- Property Name: Villa Positano
- Street Name: Villa Positano
- Construction: Completed
- Price (USD): 4,995,000
- Seller Financing Offered?: No
- Financing: Cash/Efectivo
- Lot M2: 1,324
- Total M2: 651
- Total SqFt: 7,004.76
- AC M2: 446
- AC SqFt: 4,798.96
- Primary View: Ocean
- Zone: San Jose Corridor
- Year Built: 2,019
- Decks/Patios M2: 205
- Secondary View: Mountain
- Decks/Patios SqFt: 2,205.80
- Area: SJD Corr-Oceanside
- Total Bedrooms: 5
- Community: Cerro Colorado-Ocean
- Mstr Plan Community: Yes
- Subdivision: Rancho Cerro Colorado
- FullBaths: 5
- 1/2Baths: 1
- Style: Contemporary
- Furnished: Furnished
- Garage Stalls: 2
- Clothes Dryer: Gas
- Clothes Washer
- Dishwasher
- Microwave
- Oven: Gas
- Range: Gas
- Refrigerator
- Ice Maker
- Wine Fridge
- Internet: Infinitum
- TV: Cable
- Telephone: 1 line
- Ceiling Fans
- Water Purification
- Air Conditioning: Mini Splits
- Construction Type: Concrete / Cinder Block
- Flooring Types: Ceramic Tile
- BBQ Area
- Deck
- Garden
- Hot Tub/Jacuzzi
- Patio
- Pool
- Pool Heater
- Second Kitchen
- Sitting Area
- Storage Area
- Terrace
- Gated
- Guarded

## GALLERY







## LOCATION

