



Canoa, MANABÍ

SOLD - Previously listed at \$289,000.00 this exceptional 1600 Sq.ft 3 Bed/2 Bath ground floor condo comes elegantly furnished with serene views over the infinity pool and to the Pacific Ocean. This property has remarkable value. Comfort and quality, miles of sandy beaches, and one of Ecuador's most consistent surfing beaches will put this condo at the top of the list of full-timers and snowbirds alike. This condo even has a custom office space in the floorplan. If you enjoy the finer things and being close, but not too close, to nightlife and a vibrant growing town, then this may be the spot for you.

Located on a wide beach that feels almost private, yet just 5 minutes outside of Canoa and 15 minutes from the shopping centers in San Vicente and Bahia, it is hard to imagine a better location for someone looking to enjoy their space and a laid-back beach lifestyle. This spacious condo is on the ground floor of the building in the center with clear views over the pool and right to the ocean. There is no road between the beach and the condos yet a smooth new concrete road provides access from the back. The condo itself has been relentlessly upgraded and fitted to the owners exacting standards. Custom cabinetry, gorgeous imported granite, elegant furniture, a water filtration system, and high-end appliances fill out this space and provide every opportunity for enjoying your time here. The interior space provides an ample 1600 square feet of living space plus another 400 square feet of private covered and uncovered porch space just steps from the beach and pool. The kitchen is large with plenty of cabinets for storage, an exhibition stove top and bar with comfortable bar stools, and plenty of counter space. This home is perfect for those who like to entertain. The kitchen dining and living room are all open and all have a beautiful view to the front porch, pool, gardens, and ocean. This condo comes completely furnished, turn-key and is ready for you to move in and enjoy this ready made space. The master bedroom also borders the wide porch and is generously spaced with plenty of room for storage. Again, the wood cabinetry, bed frame, and doors add an air of quality, durability and craftsmanship to this home. The second and third bedrooms are completely equipped with air conditioners, the same high quality cabinets, and each has a large window that provides plenty of light. The third bedroom also comes with a 35 inch flatscreen TV. Common areas of the condo building include the pool and common barbeque and eating area. Perfect for poolside and oceanside get-togethers. There is an entry that leads right

BASE INFORMATION:

Bed : 3
 Bath : 2
 Living Areas : Great Room

LAND INFORMATION:

Square feet : 1600

BUILDING INFORMATION:

Flooring : Tile
 Built on : 2013
 Number of Floors : 3
 Floor area (Lower) : 1600
 Floor area (Total) : 1600

CONVENIENCE:

General Amenities: Wifi Internet,Storage area,Security Walls,Satellite Dish,Road Access,Parking Garage,Oceanview Balcony,Furnished,Dedicated Transformer,Connected to City Water,Cable TV,Below-Ground Cistern,Access to Electricity,
Appliance Amenities: Washing machine,Washer/Dryer,Microwave,Garbage Disposal,Electric Range/Oven,Electric Hot Water,Dishwasher,Air conditioning (split unit),220V outlets,

out to the beach and the grounds are protected by a high security wall. This would be a great option as a full time residence or vacation home. Property management is available here in case you are interested in renting while you are away or waiting to move down full-time. Please see the slideshow at the top of the page for 50+ photos of every room in the house. All furnishings, artwork, appliances, and electronics seen in the photos are included in the sales price. If you have been looking for a high-quality place with exceptional values, then please take a serious look at his property. There is significant value here. Please Contact Us with any questions or to schedule a showing.

Tax				
Year	Tax	Change	Tax assessment	Tax assessment change
2018	\$ 72.61	0.00 %	\$ 0.00	0.00 %

Community Amenities: Swimming Pool,Shared Rooftop Terrace,
Exterior Amenities: Wall/Fence,Tropical Gardens,Swimming Pool,Rooftop Terrace,Outside Kitchen,Open Deck,Open Balcony,Gazebo,Garage,Fence,Exterior Lighting,Direct Beach Access,Covered Patio,
Interior Amenities: Window Coverings,Water Softener,Water Filtration System,Tile Floors,Overhead fans,Open Concept Floorplan,Linen closet(s),Laundry Room,Kitchen Pantry,Kitchen Hood Vent,Granite Countertops,Furnishings,Air Conditioning,
Landscape Amenities: Tropical Gardens,Sprinkler System,Landscaping,Fruit Trees,
Security Amenities: Security Cameras,Security bars/shutters,Motion Lights,