



## Malecon Sur, Crucita, MANABÍ

A beautiful light and airy beachfront 2 bed, 2 bath furnished condo with breathtaking ocean views and direct beach access.

An amazing opportunity to purchase this furnished, oceanfront condo right on the beach! Asking \$120,000. The identical, adjacent unfurnished condo next door has already been sold. Take in the stunning views from every room in this bright and airy condo (yes, there is an elevator!). The unit has 1,236 sq ft enclosed (114.9 sq m) plus an oceanfront balcony and features 2 bedrooms and 2 full baths. This newly completed condo building (2018) is located in the popular fishing town of Crucita, just 40 minutes north of the Manta airport and 30 minutes to major grocery stores and medical facilities. The condo has a spacious beachfront balcony off of the living room to relax in the sunshine and take in the views and fresh ocean breezes. The kitchen opens to an oceanview dining nook and living room and features quality appliances, granite countertops, double sinks, and ample storage. Off of the kitchen is a pantry and a separate laundry space with a washing machine, dryer hookups, and a mini fridge. The condo building features an elevator, swimming pool, and onsite caretaker. An assigned parking space was purchased separately by the seller and has its own title and is for sale as well (\$6500) as an option. The condo purchase does include a small storage space near the parking area (2.8 sq m, 30.4 sq ft). There are 2 condo units per floor for a total of 14 units in this building. The property is located on the quiet southern end of the town of Crucita and is within close walking distance of restaurants, bars, and small stores. There is a ramp out front for easy, direct beach access. This is an ideal property for someone looking for a high quality of life for a low cost of living. This beautiful, furnished property sits right on the beach yet HOA dues are just \$80 per month (includes water) and annual property taxes are only around \$150 per year! Be sure to review all of the photos in the slideshow at the top of the page and get in touch with us with any questions or to schedule a showing.

### BASE INFORMATION:

Bed	: 2
Bath	: 2

### LAND INFORMATION:

Square feet	: 1236
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### BUILDING INFORMATION:

Flooring	: Porcelain Tile
Built on	: 2017
Number of Floors	: 7
Floor area (Total)	: 1

### CONVENIENCE:

**General Amenities:** Wifi Internet, Storage area, Security Walls, Oceanview Balcony, Furnished,  
**Accessibility Amenities:** Elevator,  
**Appliance Amenities:** Washing machine, Washer/Dryer Hookups, Refrigerator, Microwave, Gas Range/Oven, Electric Hot Water, Air conditioning (split unit),  
**Community Amenities:** Swimming Pool, Direct Beach Access,  
**Energy Savings Amenities:** Gas Stove and Oven,  
**Exterior Amenities:** Wall/Fence, Swimming

Pool, Outdoor shower, Direct Beach Access,  
**Interior Amenities:** Tile Floors, Overhead fans, Open Concept Floorplan, Laundry Room, Kitchen Pantry, Kitchen Hood Vent, Granite Countertops, Furnishings, Air Conditioning,  
**Security Amenities:** 24 Hour Security,