

FOR SALE USD\$3,699,000

Current

Laguna del Mar Beachfront Residence with \$276K Annual Rental Income (\$180K Net)







This Seven Mile Beach (SMB) 3-bed and 3-bath unit is a stunning ground-floor unit, which means easy access to the beach particularly for elderly people and children to move in and out of the unit. As an added benefit, parents can keep an eye on the young kids while they are at the beach.

Location:

Seven Mile Beach

Features:

- 🔀 2650 Sq Ft.
- 3 Bedrooms
- 3 Bathrooms
- ♠ Beach Front, Beach View
- 🔒 Condominium
- **1989**



MLS: 417051



James Bovell

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Property Details

- **BBQ**
- City Water
- Disposal
- Fence
- Integrated Coffee Machine
- Living Room
- Oven: Electric
- Pool
- Security
- Sewer
- Tennis
- Water Frontage

- Breakfast
- Dining Area
- Elevator
- Furnished: Yes
- Kitchen
- Microwave
- Patio
- Porch: Screened
- Separate Garage/Space
- Short Term Rentals
- Utility Room

- Cable TV
- Dishwasher
- Family Room
- Garage: 1
- Kitchen area
- Multi-Zone AC
- Pickle ball court
- Refrigerator
- Separate Garage/Space size: Isqft

Block

Yes

Yes

- Stove: Electric
- Washer/Dryer: Yes

Additional Information

Aprx Water Frontage

366

Furnished

Yes

1

Title

Laguna del Mar

Beachfront Residence with \$276K Annual Rental

Income (\$180K Net)

Class **Existing**

Water Frontage Yes

Strata#

103

Floor Level

Total # of Units 35

Construction

Foundation Slab

Running Costs

Monthly Insurance US\$1041.37

Monthly Maintenance US\$1789.84

Sewage in Maintenance

Maintenance

Costs TV in

Costs

AC in Maintenance

Costs

Insurance

Included in

No

No

Gardening in Maintenance Yes

Pest in Maintenance Yes

Costs

Costs

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