

# RENT - Villa 72

📍 C.72 #422D AVENIDA REFORMA, CENTRO



**\$48,000 MXN FURNISHED**

## Property Features:

📏 183.27 m2 🏠 270 m2

🛏 3 Bedroom 🚗 2

🛁 3.5 Bathroom 📏 2

📏 9.48 x 19.29 m 🚰 Yes

## Property Description:

Villas 72 is an exclusive project comprised of three villas with controlled access and covered parking, strategically located near Paseo de Montejo and the Historic Center of the city. With a unique design that combines contemporary elements and local materials, the villas offer cozy, elegant and functional spaces, standing out for their double height ceilings.

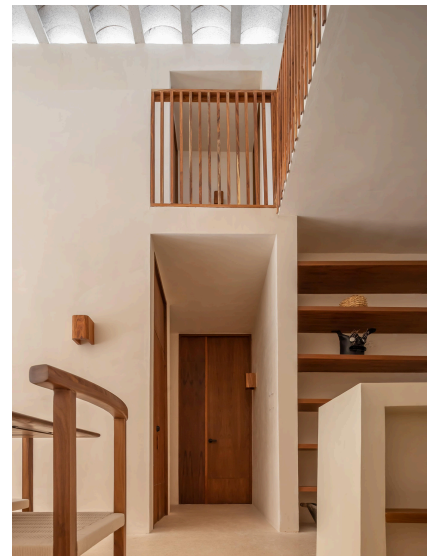
It's a perfect property for living not only will you enjoy a sense of security and peace, but the home also offers a high level of comfort and luxury. Its location allows you to stay connected to many of the city's most important and vibrant areas.





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- **Year of Construction:** New
- **Amenities:** Private entrance and covered parking.
- Services like electricity, water, internet, and gas are not included. Trash collection and maintenance fee is included.
- The contract has a cost between 4,000 and 9,000 MXN.
- Requirements: 1 month deposit + guaranty or 2 months deposit.

## DISTRIBUTION OF SPACES

### GROUND FLOOR

- Half bathroom
- Kitchen
- Pantry
- Laundry area
- Storage room
- Living Room
- Dining Room
- Bedroom in the first floor with queen bed, bathroom and private closet. It has direct access to the terrace
- Terrace with pool

### SECOND FLOOR

- Living room with TV area
- Second bedroom with queen bed, bathroom and private closet
- Third bedroom with king bed, bathroom and private closet

### EQUIPMENT

- Air conditioners and fans in all areas.
- Pressurizing pump
- Water softener filter
- Black out curtains
- Swimming pool filtering system
- Refrigerator
- Gas grill
- Washer/Dryer
- Complete furnishings

**\*IMPORTANT\*** It is a house that is currently used for Airbnb, the house is ready to use with everything you need, the tenant will have from the furniture to items such as dishes, glasses, pans, sheets, etc.

