



Playa Coronado, Chame, WEST PANAMÁ

This home, built according to North American standards, is in an exclusive, secure, and gated community. It is the only home on a lake. Virtually every room has a lake view. Privacy is guaranteed with a large green park in front of the house.

Most recent appraisal \$550,000 Offered at \$475,000 (Negotiable) NOTE: Built to North American standards - quality throughout! 3 bedrooms downstairs all with built in closets and entirely tiled bathrooms with glass block and luxurious custom tile sinks One bedroom currently used as an office Master bedroom comprises total second story overlooking the lake. Featuring a very private balcony; large walk-in closet with absolutely gorgeous master bath Expansive kitchen is graced with granite counter tops, custom cabinets, and top-of-the-line appliances included in the sale Custom wood-toned blinds in kitchen, laundry room, storage room, master bath, walk-in closet, and bathrooms Master bath; walk-in closet and bathrooms Open floor plan flows with a great room including separate living and dining areas Maid's quarters contains bathroom and shower Large laundry room features washer and dryer, utility sink, shelf, and gas hot water heater Air conditioning and ceiling fans in every room, including bathrooms and closets 18" ceramic tile floors throughout Construction is comparable to North American standards. Extra electric receptacles in all rooms. GFIs where applicable Looking out at the lake and its abundant display of wildlife, is a beautiful 58 foot tiled deck with the center 26 feet being a covered veranda. It is perfect for your morning coffee or evening glass of wine ~ and dining and/or entertaining . . Floor to ceiling sliding glass pocket doors allow total openness between indoors and outdoors The side yard features an in-ground swimming pool with an attractive "cool deck" Two-car covered carport Separate building (depository) next to carport houses a 600 gallon reserve water tank with pump, washing machine, hot water heater, Two 100-pound L.P. gas tanks; and storage for all gardening equipment, etc. Pool house attached to the depository which houses pump, filter, and pool equipment Property adorns beautifully manicured, mature, and lush landscaping that provides total privacy 20-year property tax exemption is in place with 11 years remaining on the home Separate land tax is less than \$300 per year Low monthly maintenance fee of \$100 that includes trash pickup, security, and common area maintenance The home is a short ride or walk to the beach and conveniently located near the new San Fernando Clinic and other medical and dental offices, as well as 6 modern shopping plazas, including 4 major super markets and a department store. There are also many new restaurants - and the Coronado International School - all right here in Coronado. [CLICK ON> MORE ABOUT CORONADO](#) Coronado is rated by MSN Money as one of top 5 beach cities in the world to retire.

BASE INFORMATION:

Bed : 4
Living Areas : 260 sq meters (2,800 sq ft)

CONVENIENCE:

General Amenities: Washer/Dryer, Walk-In Closet, Swimming Pool, Stove, Refrigerator, Microwave, Landscaping, Gas Hot Water, Fruit Trees, Dishwasher, Cable TV, Cable Internet,

NEIGHBORHOOD:

Super market : 5 minutes by Car
School : 5 minutes by Car
Beach : 5 minutes by Car
Coffee shop : 5 minutes by Car
Airport : 25 minutes by Car
Hospital : 2 minutes by Car
Town center : 5 minutes by Car
Shopping : 5 minutes by Car
center

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