

# # TB266, LARGE APARTMENT FOR SALE IN POPULAR EL CANGREJO

For Sale. \$ 325,000.00



## PH Terrazas del Cangrejo, Panama City - El Cangrejo, PANAMÁ

This 3-bedroom 231 m² apartment in the heart of one of the most popular neighborhoods in Panama City has just come on the market. The sizable study /den/ office could be converted to a 4th bedroom. El Cangrejo is considered as one of the most livable and pedestrian friendly neighborhoods in Panama City. The unit will be sold beautifully furnished. (This apartment is also available as a long-term rental.)

Sales Price \$360,000 > Now \$325,000 [CLICK ON> INSTAGRAM](#) Features and Amenities: Two of the bedrooms have in-suite bathrooms and walk-in closets. 3rd bedroom and study share a full bathroom. Fully equipped kitchen with pantry Name brand appliances. Breakfast nook. Spacious living and dining rooms. Guest bathroom Maid's room with full bathroom. Laundry room has top-loading washer and front-loading dryer. Large deposito (storage room) A/C splits in bedrooms and living area. Two apartments per floor, two elevators Social area has pool and children's playground. Two convenient parking spaces near elevators 24/7 Security \$400 Maintenance fee includes gas and water. Freshly painted building is well-maintained. The property has no mortgage for easy transaction. The apartment will be sold furnished. Rent is \$1,650 long term. Terrazas del Cangrejo built by Bern About the Neighborhood: Almost everything you need for day-to-day needs lies within walking distance. This area has a bohemian atmosphere and a European flair with all the stores, boutiques, bakeries, coffee shops, outdoor cafes, restaurants, and bars lining Via Argentina, the main street that courses through the heart of El Cangrejo. In addition, the Metro line stops at two places in El Cangrejo. A multimillion-dollar renovation and upgrading of Via Argentina and Central Park has been completed which has added to the allure of the area and adds value to any investment. El Cangrejo is a top choice for a comfortable, affordable, downtown Panama City experience.

### BASE INFORMATION:

Bed : 3  
Bath : 3.5

### LAND INFORMATION:

Square feet : 231

### CONVENIENCE:

**General Amenities:** Washer/Dryer, Walk-In Closet, Swimming Pool, Stove, Refrigerator, Maid's Quarters, Gas Hot Water, Cable TV, Cable Internet,  
**Appliance Amenities:** Range/Oven, Grill Top,  
**Energy Savings Amenities:** Propane Hot Water, Gas Stove,  
**Exterior Amenities:** Exterior Lighting,

### NEIGHBORHOOD:

Super market : 5 minutes by Car  
University : 10 minutes by Car  
School : 5 minutes by Walk  
Park : 5 minutes by Walk  
Cinema : 10 minutes by Car  
Beach : 90 minutes by Car  
Coffee shop : 2 minutes by Walk  
Airport : 25 minutes by Car  
Police station : 5 minutes by  
Hospital : 5 minutes by Car  
Town center : 5 minutes by Car  
Shopping : 5 minutes by Walk  
center



Name **Terry Bradford-Gugel, Owner**  
Phone (949) 630-9427 (US/Canada)  
Mobile +507-6049-7736 (WhatsApp)