



Amador Heights, Panama City - Amador, PANAMÁ

Welcome to Amador Heights, a truly luxurious 8-story property with 48 total units, the most beautiful apartment building on the Amador Causeway. Only a very few titled properties have been built on the Causeway. This 5th floor home features an open and spacious floor plan with views of the Bay of Panama and the Historic District of Casco.

Offered by Origen Real Estate Consultants, Inc., recognized as the first "Full Service" real estate company in the country of Panama. Owner is highly motivated – and will negotiate. \$500.00 BONUS TO ANY LICENSED AGENT - OVER THE AMOUNT OF YOUR COMMISSIONS, OR ANY REFERRAL SOURCE WHO REFERS US A BUYER AND THE TRANSACTION CLOSES SUCCESSFULLY. OR IF DIRECT SALE TO THE BUYER -- A \$500.00 GIFT FUND WILL BE GIVEN THAT CAN BE USED FOR ATTORNEY FEES; MOVING OR TRAVELING COSTS; A GIFT CERTIFICATE TO YOUR FAVORITE STORE; OR USED IN ANY WAY THAT YOU WISH. . . . 3 bedrooms, 3.5 baths plus service quarters with 1 bedroom and 1 bath 287 square meters, approx 3000 square feet Spectacular kitchen - one of the best in the country High-end stainless steel double-size refrigerator and freezer, dishwasher, stove, oven and microwave Unfurnished, but some select pieces are available for sale by owner Cabinets and fixed furniture for bathrooms and kitchen are made with imported cabinetry featuring hydraulic buffering hinges Two main bedrooms have triple-pane windows for maximum acoustic and environmental protection Granite bathroom and kitchen counter tops Floors: Porcellanato tile (Porcelain tile) Laundry room, walk-in closets, and many other conveniences Parking: 2 assigned, dedicated, covered spaces At the top of the Amador Heights there is a beautiful social and entertainment area of 940 m2 divided into two main terraces, and a central closed area. At the terrace facing the Bridge of Americas, there is a beautiful swimming pool with a "cool" deck and a sun deck terrace. Imagine enjoying the beauty of a Panamanian sunset over the Bridge with a glass of wine. On the opposite side, there is a Jacuzzi, and BBQ area with a very romantic terrace, with a beautiful view toward the Panama Bay and the Casco Viejo. A closed central area contains an air conditioned and well-equipped gym, as well as a sauna, with closed bathrooms and lockers. For your private events there is an air conditioned salon with an estimated capacity of 60 people. This is arguably the finest Social Area for a building of this size in the country of Panama. This property will only increase in value. Check out the future of Amador: http://www.youtube.com/watch?v=wLRxC_ipkU&feature=youtu.be Altos de Amador or Amador Heights, is a small private neighborhood which was part of the American Canal Zone during most of the 20th century. The rural-like road that takes you to Edificio Amador Heights used to be referred to as "Top Brass Road" because the top US naval officers resided in this favorable location. There are very few titled properties on the Amador Causeway. Amador is becoming one of the most beautiful and well developed areas in Panama City, due to its privileged geographic position at the Panama Canal entrance. Its three islands Naos, Perico and Flamenco, connected by the famous "Causeway," originally built with the dredging from the building of the Canal, is now being expanded to four lanes. The Causeway has recently been directly

BASE INFORMATION:

Bed	: 3
Bath	: 3.5

LAND INFORMATION:

Square feet	: 3000
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CONVENIENCE:

General Amenities: Cable Internet, Cable TV, Central Air, Dishwasher, Freezer, Gas Hot Water, Landscaping, Maid's Quarters, Microwave, Refrigerator, Stove, Swimming Pool, Walk-In Closet, Washer/Dryer,

NEIGHBORHOOD:

Shopping center	: 15 minutes by Car
Hospital	: 15 minutes by Car
Police station	: 5 minutes by Car
Bus station	: 15 minutes by Car
Airport	: 0 minutes by Car
Coffee shop	: 10 minutes by Walk
Beach	: 60 minutes by Car
Cinema	: 15 minutes by Car
Park	: 5 minutes by Walk
School	: 10 minutes by Car
Super market	: 15 minutes by Car

connected to the brand new Cinta Costera 3 roadway which circles Casco Viejo. Along the Causeway there always is a gentle breeze, and a beautiful panoramic view toward the Pacific Ocean and to the ships navigating to and from the Panama Canal, and the Bridge of Americas. On the opposite side, a view toward the Panama City shore, with its skyscrapers and Casco Viejo enlighten this charming coast. On the Causeway, you can jog, walk, skate, or rent a bike. Shops, a wide variety of seaside restaurants, bars, marinas, and a few hotels and condos have proliferated since the end of the Canal Zone days. The Figali Convention Center, where many concerts are held, the Zona Vida Entertainment Center, and the Smithsonian Marine Exhibition Center are current attractions. The Biodiversity Museum, designed by renowned architect Frank Gehry, is due to open very soon. A huge modern convention center to replace the current Atlapa Convention Center in San Francisco will be completed on the Causeway in the near future. Read More: http://www.tripadvisor.com/Attraction_Review-g294480-d300879-Reviews-Amador_Causeway_Calzada_de_Amador-Panama_City_Panama_Province.html



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