



\$795,000

E-2-E-98 4, GUAYNABO, PR, US, 00969

<https://pomahome.com>

VILLA MERCEDES HOA COMMUNITY - A One Level 4B/2.5B (Terrera) with 2,536 sq ft of construction on a 778 sq. meter lot. The home offers ideal east-facing front exposure and west-facing rear exposure, capturing natural light throughout the day. The backyard is completely private and backs onto a protected natural easement that cannot be developed [...]

- 4 camas
- 2 baños
- Residential
- Single Family Residence



Lo esencial



Tipo: Residential

Ciudad: GUAYNABO

Categoría: Single Family Residence

Baños : 2 baños

Crear tour virtual automático (Sí o No): true

ID MLS: 780870369

Total de baños (entero): 3

Fuente del área del edificio: Owner

Unidades del área del edificio: Square Feet

Comentarios públicos del agente: VILLA MERCEDES HOA COMMUNITY - A One Level 4B/2.5B (Terrera) with 2,536 sq ft of construction on a 778 sq. meter lot. The home offers ideal east-facing front exposure and west-facing rear exposure, capturing natural light throughout the day. The backyard is completely private and backs onto a protected natural easement that cannot be developed or interrupted. The property features two patio areas: a welcoming front patio at the foyer entrance and a spacious 17' x 16' covered terrace overlooking a beautifully designed and paved outdoor living area—ideal for entertaining and relaxation. A one-half bathroom in the living area to maintain privacy in the bedroom areas. The primary bedroom is poolside and opposite the three-bedroom areas. The home is fully equipped with six split-unit A/C systems and compressors, a refrigerator, stove, cooktop, microwave, washer, and dryer. Recent upgrades include a DANOSA roof treatment with a 10-year warranty. The property is prepared for energy resilience, featuring a transfer switch for a generator or future solar integration, as well as an electric vehicle charging station. Additional highlights include a large lateral concrete storage area measuring approximately 7' x 30' - Best private location in the community on a dead-end street facing a natural tropical easement! Lovely nature sounds by day and a calm tropical symphony by night. Hurricane wind windows, security doors, and locks. Located within a gated Homeowners Association community offering 24/7 guarded and controlled access, beautiful landscaping, and a community park. This is a close-knit neighborhood of approximately 70 residential properties where short-term rentals are not permitted, thereby preserving the community's residential character and privacy. HOA monthly dues are \$300. Please call to RSVP!

Fecha de cambio de estado del contrato: 2026-02-02

Refrigeración (Sí o No): true

País: US

Espacios cubiertos: 4

Días en el mercado: 16

Tipo de propiedad: Residential

Direcciones: PR HWY 1 Right at La Muda Intersection, Left heading Marquesa Park OR HWY 834. Left as if going to Finca elena - Belmont Homes, right at the Traffic Light, continue to pass Greenville Restaurant, you will find Villa Mercedes HOA Entrance to your Left.

Fecha Agregada : Agregado hace 4 meses

Dormitorios: 4 camas

Medios baños: 1 Medio baño

Clave del sistema fuente: 780870369

Total de baños (decimal): 2.5

Marca de tiempo de modificación del puente: 2026-02-18T16:02:25.686Z

Área total del edificio: 2536

Contacto preferido de la oficina de listado: 787-645-4870

Precio de lista calculado por pies cuadrados calculados: 313.49

Refrigeración: Mini-Split Unit(s)

Coordenadas: -66.11470397, 18.30099851

Condado o parroquia: Guaynabo

Días acumulativos en el mercado: 16

Fuente de listado: MATRIX

Subtipo de propiedad: Single Family Residence

