



**\$1,075,000**

## **SR 307 KM 7.9 VILLA NAUTICA, UNION ST, JOSE ST, CABO ROJO, PR, US, 00623**

<https://pomahome.com>

Discover a unique multi-level residence located in the desirable Boquer n Ward of Cabo Rojo, Puerto Rico, near Boquer n Bay Beach. This architect-designed property, known as Villa N utica, is situated at PR-307 Km 7.9 Interior, Lot #2, Union Street, and offers elevated bay views from all three levels, enhanced by its hillside setting. The property features [...]

- 4 camas
- 3 ba os
- Residential
- Single Family Residence



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### **Lo esencial**



**Tipo:** Residential

**Ciudad:** CABO ROJO

**Categoría:** Single Family Residence

**Baños :** 3 baños

**Crear tour virtual automático (Sí o No):** true

**ID MLS:** 778900807

**Total de baños (entero):** 3

**Fuente del área del edificio:** Owner

**Unidades del área del edificio:** Square Feet

**Comentarios públicos del agente:** Discover a unique multi-level residence located in the desirable Boquerón Ward of Cabo Rojo, Puerto Rico, near Boquerón Bay Beach. This architect-designed property, known as Villa Náutica, is situated at PR-307 Km 7.9 Interior, Lot #2, Union Street, and offers elevated bay views from all three levels, enhanced by its hillside setting. The property features approximately 3,062 square feet of construction on a 480 square meter lot, built with reinforced concrete walls, reflecting strong and durable construction throughout. Interior stairs connect all levels, creating a flexible layout suitable for multiple living or lifestyle purposes. The ground level includes a terrace with direct access to the saltwater swimming pool, recently renovated with marmoline finish, and offers ocean and bay views. The first interior level features a gym area, small kitchen, living and dining area, two bedrooms, and one full bathroom. The second level offers a more expansive living and dining area, a full-size kitchen, one bedroom, and one full bathroom with modern design and porcelain tile finishes. This level also includes a full balcony and terrace ideal for enjoying the surrounding scenery. The third level serves as the main suite, featuring a private bathroom, walk-in closet, and access to a rooftop area from its own private balcony/terrace. The location provides convenient access to Boquerón Bay Beach and proximity to Cabo Rojo's extensive coastline, known for offering over 121 beach locations throughout the municipality. Asking price: \$1,075,000. Appliances are included. Select furniture may be negotiable. Coordinates: 18.0369, -67.1721.

**Fecha de cambio de estado del contrato:** 2026-01-10

**Refrigeración (Sí o No):** true

**País:** US

**Espacios cubiertos:** 4

**Días en el mercado:** 1

**Tipo de propiedad:** Residential

**Direcciones:** From Rafael Hernández Airport (BQN), take PR-107 South toward Aguadilla. Merge onto PR-2 South toward Mayagüez. Continue on PR-2 until reaching the exit for PR-100 South toward Cabo Rojo. Follow PR-100 South and then take PR-307 toward Boquerón. Continue on PR-307 to Km 7.9 Interior. Turn into Union Street. Property is located at Lot #2, Villa Náutica, Boquerón Ward, Cabo Rojo, Puerto Rico. // Desde el Aeropuerto Rafael Hernández (BQN), tome la PR-107 hacia el sur en dirección a Aguadilla. Incorpórese a la PR-2 hacia el sur en dirección a Mayagüez. Continúe en la PR-2 hasta tomar la salida hacia la PR-100 sur en dirección a Cabo Rojo. Manténgalos manejando en la PR-100 y luego tome la PR-307 en dirección a Boquerón. Continúe hasta el Km 7.9 Interior y entre a la Calle Unión. La propiedad está ubicada en el Solar #2, Villa Náutica, Barrio Boquerón, Cabo Rojo, Puerto Rico.

**Fecha Agregada :** Agregado hace 2 semanas

**Dormitorios:** 4 camas

**Medios baños:** 0 medios baños

**Clave del sistema fuente:** 778900807

**Total de baños (decimal):** 3

**Marca de tiempo de modificación del puente:** 2026-01-11T11:54:28.981Z

**Área total del edificio:** 3062

**Contacto preferido de la oficina de listado:** 787-307-6673

**Precio de lista calculado por pies cuadrados calculados:** 351.08

**Refrigeración:** Mini-Split Unit(s)

**Coordenadas:** -67.17205188, 18.03711293

**Condado o parroquia:** Cabo Rojo

**Días acumulativos en el mercado:** 1

**Fuente de listado:** MATRIX

**Subtipo de propiedad:** Single Family Residence

