



VDM Las Terraza 369

Elements of Style

Bedrooms • Dormitorios • Schlafzimmer	4
Baths • Baños • Badezimmer	4
Half Baths • Medios Baños •	1
A/C sq. ft. • Superficie Construída • Wohnzimmer	4,379
View • Vista •	Ocean
Furnished • Construcción •	Fully
Year built • Año de construcción •	2005
Price • Precio • Preis	3,395,000

More information about this property at snellrealestate.com

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VDM Las Terraza 369

Villas Del Mar • Las Terrazas - Villas del Mar • Ocean



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Fact Sheet

Villas Del Mar • Las Terrazas - Villas del Mar • Ocean

Where moments become memories, with designs personifying difference, yet caters to casual living....Welcome to Las Terraza 369.

As you walk through the front door, your passions will run wild as you gaze at the bold patterns and striking colors that add zest and fun to the backdrop. Unique pieces and designs define the home for the perfect family gathering spot.

Each room is a work of art combined with a style that has a story. Pocket sliders blur the line to an outdoor area that further enhances the ultimate seaside life.

This home is anything but ordinary and is full with elements of style.

About this listing

- **Unit Type:** Single Family Home
- **Community:** Villas Del Mar
- **Area:** Las Terrazas - Villas del Mar
- **Property Status:** Re-Sale
- **Property View:** Ocean
- **Bedrooms:** 4
- **Baths:** 4 full, 1 half
- **Total floors:** 2
- **A/C sq. ft.:** 4,379
- **Year Built:** 2005
- **Furnished:** Fully
- **Furnishings included in Sales Price:** yes

Financial/Utilities

- **Monthly HOA:** 2200
- **Monthly Property Management:** 760
- **Annual Property Taxes:** 1000
- **Annual Trust Fee:** 600
- **Avg. Monthly Electric:** 828
- **Avg. Monthly Gas:** 155
- **Pool/Fountain Maintenance:** 1
- **Landscape Maintenance:** yes
- **Avg. Monthly Phone:** 25
- **Avg. Monthly TV:** 260

Features

- **Other Features:** Cul-de-sac location Courtyard with water fountain The ultimate bar for entertaining Media Room BBQ area Infinity pool with cascading spa Open-air fire pit Club Ninety-Six Membership available
- **Appliances:** Dishwasher; Gas Range; Electric Refrigerator; Gas oven; Dryer - Electric; Microwave oven; Washing machine; Built in wine refrigerator; Disposal; Built-in Icemaker
- **Layout:** Family Room; Laundry Room; Media Room; Kitchen; Guest Casita; Master Suite
- **Exterior:** Covered Patio; BBQ Facilities; Balcony; Garden; Heated Pool; Pool; Irrigation System; Beach Access; Fire Pit; Landscaped; Patio; Hurricane Shutters; Exterior Fire Features; Fountain; Outdoor Lighting
- **Interior:** Recessed lighting; Window Treatments; Ceiling fans; TV (LCD/PDP/DLP); Cable TV; High Speed Internet; Telephone; VOIP Telephone; Wired for TV, Internet, etc.; Safe; Breakfast Bar; Bar; Blackout Window Treatments
- **Cooling System:** Central Air
- **Flooring Type:** Travertine
- **Community Features and Amenities:** Basketball Court; Bike paths; Clubhouse; Community Swimming pool; Emergency Generator; Gated Community; Golf Course; Outside Playing Area for Children; Soccer Field; Sports / Fitness facilities; Street Lightning; Swimming Pool for Children; Tennis Court; Chef Services; Child Care; Children's Activities; Concierge Services;

Common BBQ; Gym Access; Beach Access; Business Center; House-Keeping Services; Spa Services; Beach Club; Catamaran; Golf; Fitness Club; Casual Dining; Fine Dining; Spinning; Yoga; Walking Paths; Pilates; Surf Break; Boating; Yachting; Fishing; Stand Up Paddling; Kite Surfing; Horseback Riding; Dog Friendly; Chapel; Kayaking; Recycling; Worship Center; Spa; Lap Pool; Sport Court; Polo; Snorkeling; Scuba Diving; Surfing; Organic Market; Swimmable Beach

- **Parking:** One Car and Golf Cart
- **Road Type:** Asphalt
- **Security:** Gated Community; Guard Gate; Patrolling Guard; 24 Hour Security; Community Surveillance Cameras

Home Location

Villas Del Mar · Las Terrazas - Villas del Mar · Ocean

