



## Cancún Residential



### Information de l'agent

Nom:	ArKadia
Nom de compagnie:	
Pays:	Royaume-Uni
Téléphone:	
Languages:	Dutch, English, French, German, Italian, Polish, Portuguese, Romanian, Russian, Spanish, Swedish

### Détails de l'annonce

Propriété à:	Vendre
Prix:	USD 42,979.06

### Location

Pays:	Brésil
État/Région/Province:	Goias
Ville:	Goiânia
Soumis:	04/10/2024

### Description:

Cancún - A residential condominium in front of the Municipal Park Elmar Arantes Cabral, an environmental area of 44 thousand m<sup>2</sup> in the heart of the newest planned neighborhood, a project in partnership with EBM, GPL, Terral and Tropical Empreendimentos.

DELIVERY: December 2023

Renowned Designers

Architecture and Landscaping: Isabel Jácomo Arquitetura

Interiors: Ana Maria Miller and Tainá Torres (Mahanaim Engenharia e Arquitetura)

3 Towers

- 360 units, with an area of approximately 52 m<sup>2</sup>;
- 12 garden units, with an area of approximately 98 m<sup>2</sup>;
- 06 garden units, with an area of approximately 76 m<sup>2</sup>.

Six elevators, two elevators per tower.

Places for visitors.

### TPOLOGY:

- 360 (three hundred and sixty) units, with an area of approximately 52 m<sup>2</sup>;
- 12 (twelve) garden units, with an area of approximately 98 m<sup>2</sup>;
- 06 (six) garden units, with an area of approximately 76 m<sup>2</sup>.

### DIFFERENTIALS ARCHITECTURE:

Timeless facade created so that there is no loss of modernity over time, using lighter tones such as gray and beige.

### COMMON AREA DIFFERENTIALS:



- Complete leisure delivered equipped and decorated at no additional cost;
- Adult pool with 12m lane and wet deck;
- 04 (four) toy libraries delivered equipped and decorated. One of them, next to the ballroom;
- ️ Outdoor baby playground, equipped with toys suitable for younger children and close to the squares, which allows more comfort for parents to accompany their children;

#### SECURITY DIFFERENTIALS:

Pedestrian access with lung. The lung is an environment where visitors identify themselves and register their data to access the enterprise. This environment provides security for both the visitor and the residents, since the visitor will be allowed to access the building only when he is properly registered and recognized by the resident he intends to visit.

#### SUSTAINABILITY DIFFERENTIALS:

##### ENERGY SAVING

- Presence sensors on the emergency stairs;
- LED lamps throughout the project, except for decorative lamps.

##### WATER ECONOMY

- Sanitary basin with attached box and double actuation system (flow of 3 and 6 liters) providing water savings.
- Collective filter located at the entrance to the receiving water from the concessionaire.

#### Basic info

Land Size: 15,144.21 m<sup>2</sup> (approx 164,012,276.44 sq ft)

House Size: 52 m<sup>2</sup> (approx 560 sq ft)

98 m<sup>2</sup> (approx 1,055 sq ft)

76 m<sup>2</sup> (approx 818 sq ft)

Rooms 2 bedroom 2 bathroom

Nouveau: Oui

#### Commun

Chambres:	2
Salle de bains:	2
Pied carré fini:	52 m <sup>2</sup>
Dimesions du lot:	15144 m <sup>2</sup>
Floor Number:	16
HOA dues per month:	EUR 42

#### Room details

Total rooms: 4

#### Utility details

Heating Fuel: Electric

#### Building details

Parking:	Oui
Number of Garages:	1
Outdoor Amenities:	Pool



## **Lease terms**

Date Available:

## **Information additionnelle**

Lien URL du site web: [http://www.arkadia.com/LXBV-T11/?utm\\_campaign=multicast&utm\\_medium=web&utm\\_source=IMLIX.COM](http://www.arkadia.com/LXBV-T11/?utm_campaign=multicast&utm_medium=web&utm_source=IMLIX.COM)

## **Contact information**

IMLIX ID: lxbv-t1

