



Stunning 3 Bed Penthouse For Sale in Sabaneta



Information de l'agent

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

Détails de l'annonce

Propriété à: Vendre
Prix: USD 204,259.27

Location

Pays: Colombie
Indicatif régional: 055450
Soumis: 01/02/2025
Description:
Stunning 3 Bed Penthouse For Sale in Sabaneta Colombia

Esales Property ID: es5553567

Property Location

Project Nido
Sabaneta
Medellin
Colombia

Price in US Dollars \$187500

Property Details

With its glorious natural scenery, excellent climate, welcoming culture and excellent standards of living, Colombia is quickly gaining a reputation as one of the most desirable places across the world to live or visit. On offer here is a chance to make a smart financial investment in this magnificent part of the world.

Excellent Investment opportunity in one of the most popular cities in Colombia, the city of the eternal spring. Get a view to the entire city from a 36th floor penthouse with 252sqft/77m2 and a L-shaped balcony, move-in-ready and the opportunity to change apartment distribution to get 2 or 3 bedrooms. no



more penthouses available, direct sale.

Nido is a new Sabaneta apartment project , in the Pan de Azúcar sector, a quiet country place that has excellent access roads, public transport routes and all the nearby services: Metro stations, shopping centers, sports complexes, educational centers and universities. Undoubtedly, the natural territory that will surround it makes this real estate project a great alternative to invest.

This sustainable construction Sabaneta with EDGE certification will have solar panels, rainwater harvesting, natural green walls, nest houses for wild birds, squirrel feeders, gardens at fixed points so you can live green from within, electric parking area and coworking spaces . Centro Sur construction company Medellín , building dreams as Constructora Sabaneta.

This apartment project located south of the Aburrá Valley is perfect for those looking for apartments for sale in Medellín, new apartments in Envigado.

Sabaneta lies at the southern end of the Aburrá Valley and is 1 of 10 municipalities in the Medellín metropolitan area. It's also the smallest municipality in all of Colombia, with an area of just 5.8 square miles (15 square kilometers). Sabaneta is a medium-sized town... but its friendliness and closeness convey the feeling of a village.

Like the whole Medellín area, Sabaneta enjoys arguably the world's best weather. Average high temperatures are in the upper-70s to low-80s, with lows in the 60s, all year (that's 27°C and 17°C). No heat, no air conditioning, and no screens on the windows, thanks to the 5,200-foot (1,585-meter) altitude.

Sabaneta is about as unlike Medellín as you can get in the realm of Colombian cities. The pace here is slow and laid-back. As opposed to Medellín's modern, energetic feel, Sabaneta feels like small-town Latin America... and like a community. There are a number of high-rises sprouting up around town—and even within town—but mostly you'll find clean streets, friendly people, and life with an old-fashioned, Spanish-colonial feel.

The Sabaneta town square is a picturesque, bustling social center, where you'll see young people enjoying the shady sidewalk cafés as well as sun-worn old-timers in cowboy hats sitting on a bench and solving the world's problems.

ABOUT THE AREA

If you enjoy the super modern, cosmopolitan big city, Miami-like type of location with the hustle-bustle of high traffic, high-rises, upscale apartments and condos, restaurants and supercharged nightlife with all the amenities of the U.S., then El Poblado and Laureles are definitely the neighborhoods for you... However, there is a hidden treasure amidst all this modern atmosphere.

This charming barrio (town) is hugely family-oriented, flat, walkable and not as touristy as El Poblado and Laureles. However, more and more expats discovering this authentic Colombian hamlet.

You won't find Starbucks on every corner, or high-end boutiques, but you will find outdoor cafes and



restaurants, with Latin music swimming through the air.

Better brush up on your Spanish because very few people speak English. This is where you need to pull out your Google Translate and use hands and feet to communicate. That said, the people in Sabaneta are very friendly and always open to lending a hand.

Even though it's the smallest municipality in Medellin, Sabaneta touts the largest shopping mall, called Mayorca, which has over 400 shops and everything you could possibly need.

One thing I enjoy most about living in Sabaneta is the walkability, especially compared to El Poblado. There are several bike stations around the barrio, which allow you to take advantage of the bike lanes to get around easily. Along with the three metro stations and plenty of buses, there is a need for a car in Sabaneta.

MAIN FEATURES:

- 77m2 of living space
- 3 Bedrooms
- 2 Bathrooms
- Stunning Views
- Private Parking and storage room
- Penthouse
- Close to essential amenities like such as supermarkets and pharmacies
- Close to many excellent bars and restaurants
- Great base from which to discover other fantastic areas of Colombia
- Many excellent sports facilities, walking and cycling areas nearby
- Rental Potential through Airbnb and Booking.com

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