



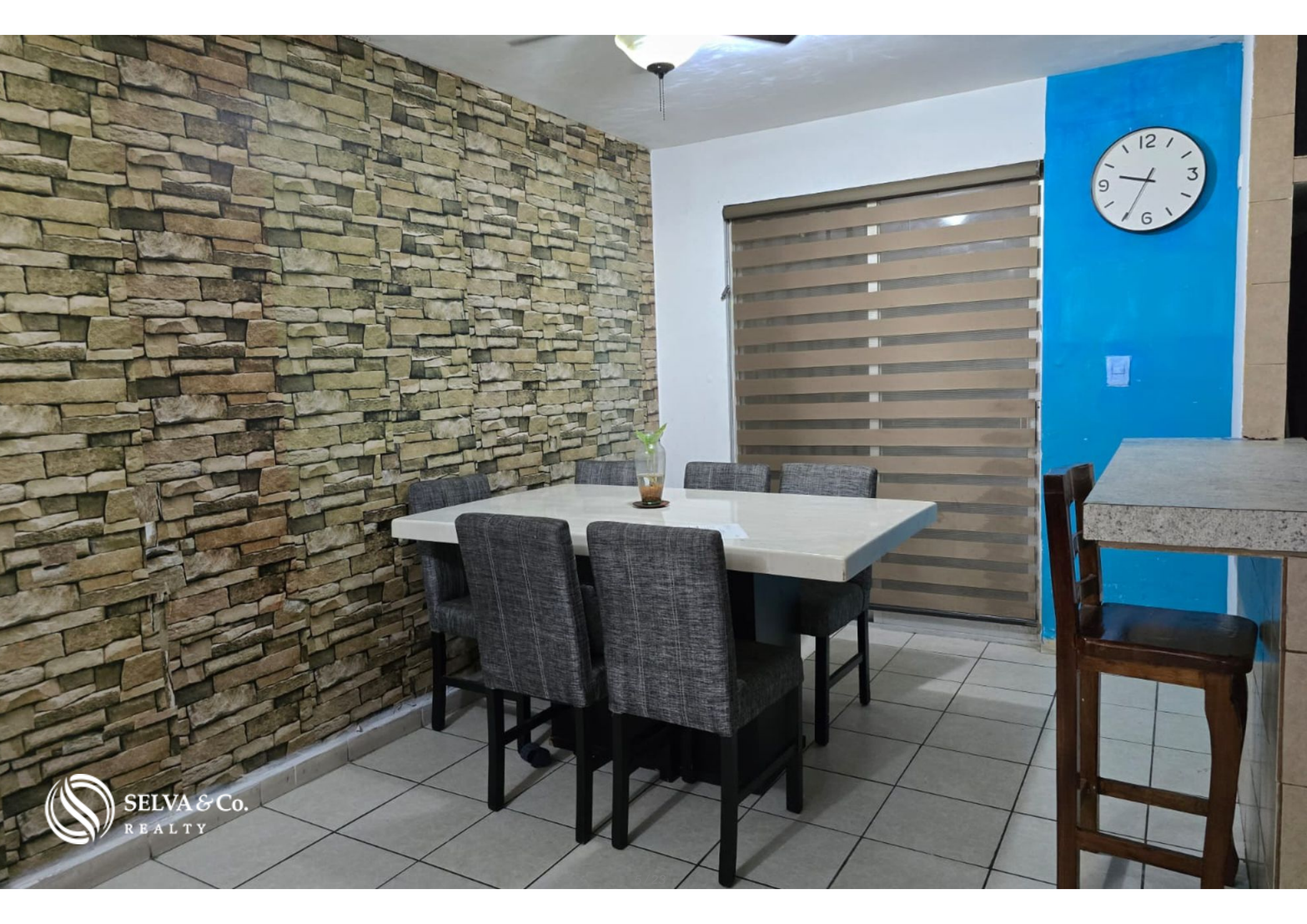
# House designed for comfortable everyday living, for sale

<i>ID: ERMO200</i>	<i>Location: Monterrey</i>
<i>Zone: Ciudad Apodaca</i>	<i>Type: Houses</i>
<i>Bedrooms: 2</i>	<i>Bathrooms: 1.5</i>
<i>Levels: 2</i>	<i>Parking(s): 2</i>
<i>Construction: 189 m2 / 2,034.40 ft</i>	<i>Land: 105 m2 / 1,130.22 ft</i>



SELVA & Co.  
REALTY

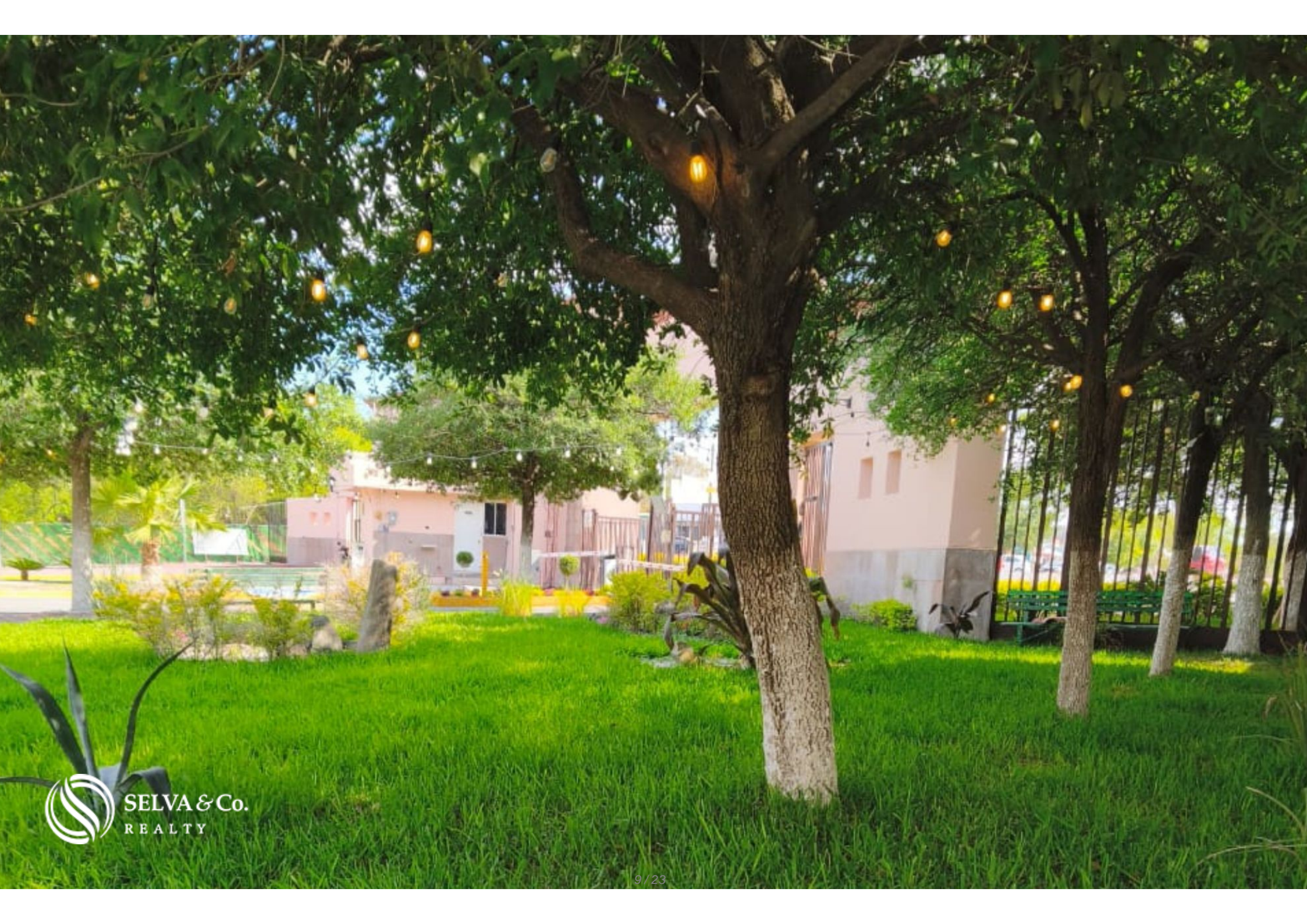


















**Parque Fundidora  
Park**



**Casa  
House**

**Aeropuerto  
Airport**

**Cerro de la Silla  
Natural monument**





# Parque Fundidora Park



# **Cerro de la Silla** *Natural Monument*

## Description

ERMO200 Myriam Reyes

House designed for comfortable everyday living, for sale

House for sale located within a private gated community with controlled access, green areas, and family-friendly amenities in a strategic location near major avenues.

### FEATURES OF THE HOUSE

Bright house designed to maximize natural light

2-story layout with excellent distribution

2 bedrooms (originally 3, can be divided again)

1.5 bathrooms

Covered carport

Covered terrace

BBQ grill

Covered patio

Mini-split air conditioning

The house is located near the entrance gate of the private community.

\* Sale options available: semi-furnished or fully furnished (ask for pricing and availability).

## AMENITIES AND SERVICES

Private gated community with controlled access

15 green areas

2 parks within the community

2 Basketball court

Soccer field

Children's playground

Nearby, you will find schools including kindergarten, elementary, and middle

school.

## LOCATION

House for sale in Ciudad Apodaca, Nuevo León, Monterrey, México.

30 minutes to Fundidora Park

35 minutes to Cerro de la Silla

15 minutes to Monterrey International Airport

## READY FOR IMMEDIATE DELIVERY

House for sale, unfurnished.

## OFFICIAL PRICE

The official price of this property is \$2,850,000 Pesos, prices in US dollars are provided as a reference. For purchase, the exchange rate of the day will be applied.

Some items and finishes may or may not be included depending on your final agreement with the seller.

Prices are subject to change without notice. Contact us to send you updated information.

Schedule your appointment to visit the area or call us to answer your questions.

## Property details

- Air conditioning
- Covered parking
- Integral Kitchen
- Private jacuzzi
- Unfurnished
- Ceiling fans
- Exclusive Parking
- Patio
- Terrace
- Unique Aquitectural design

## Amenities

- Basketball court
- Playground for children
- Controlled access
- Soccer fields

# Location





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