

Condos Dominicanos Apartment #12B

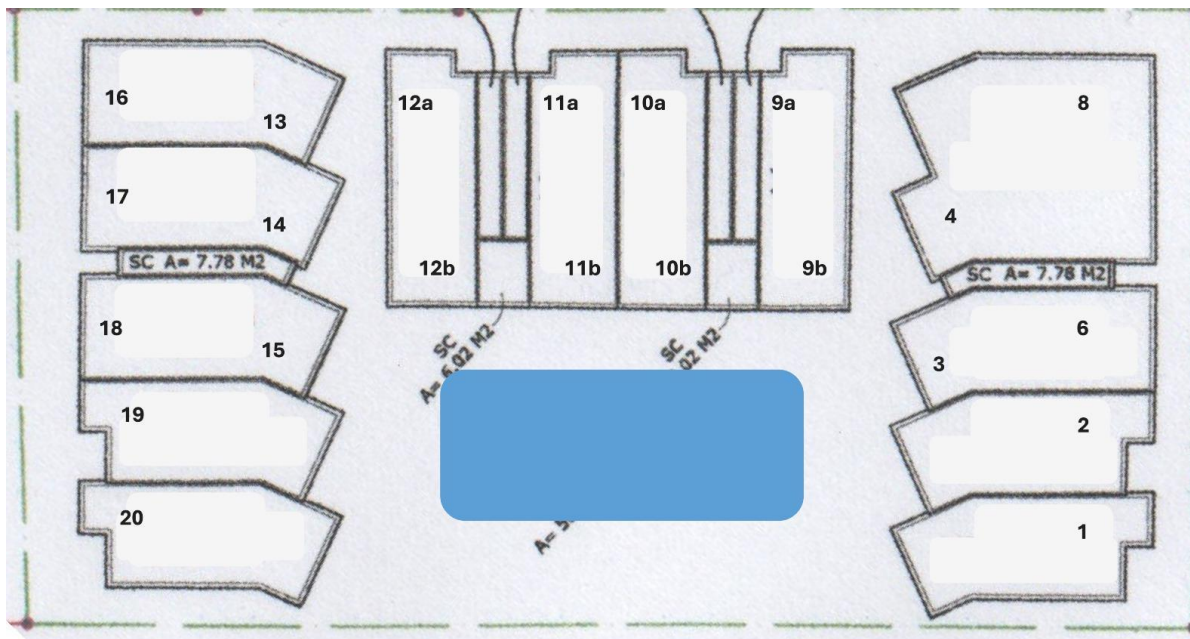
Key information

Apartment number	12b
Type	Junior Studio
Which floor	Ground floor
Location	Building 2, end of row
Price	US 65,000
Area	39 sq m / 417 sq ft
Common fees	US 155 per month
Contact	info@condosdominicanos.com

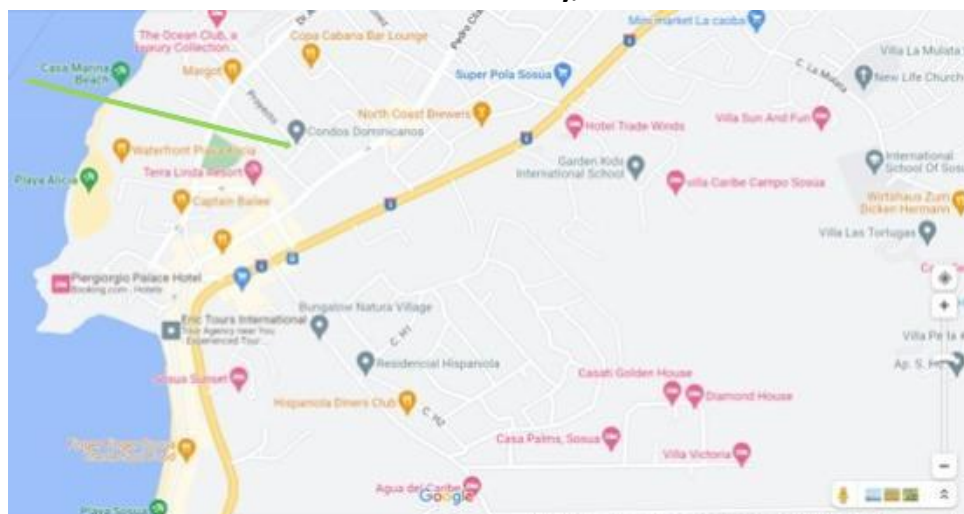


Onsite location

Using numbering for rentals (not title deeds). Numbers closer to edge of diagram are upstairs.



Location in El Batey, Sosua



DETAILS

Standard utilities and services

Generator backup power 24/7	Included in fees
Coraaplata water supply	Cistern on site, included in fees
Own meter in street for Edenorte power	NOT included in fees
Edenorte meter for common area power	Included in fees
Pool pump run off solar panels	EDN pump for cleaning and bad weather
Wi-Fi antenna and router per apartment with Claro optic fibre internet	Service included in fees, equipment not included
Download and upload bandwidth	25/10 Mbps
Common area (backup) Wi-Fi from Claro	Shared 10 Mbps
Trash collection by City Hall	Included in fees
A/c meter records all a/c consumption	Can track and recharge to guests
Gas connection for cooking	Included in fees
On-demand hot water in shower & kitchen	Gas heater per building, included in fees
Drinking water delivered on site	Included in fees
De Lancer cable TV box basic & HD channels	Included in fees

Apartment layout and installations

Kitchen	Kitchen at front of apartment
Work-surfaces	Granite
Half-bath with toilet, washbasin	Basin, toilet, shelves
Shower type	Separate, step-in, coralina & glass
Double-glazed windows	None
Louvre windows	Rear windows facing high wall, entrance doors

Standard fittings

Ceramic floors throughout	
An a/c unit	12,000 BTU
Ceiling fan	KDK brand
Outdoor space – with table and 2 chairs	Patio close to pool
Bars on all windows	Also on louvre doors
Screens on all opening windows	Also on louvre doors

Furnishings – selected details

Bed	Queen size pine, with drawers below
Bedroom furnishings	IKEA closet with shelf, shelf above bed
Desk and office chair	Small metal desk, office chair
Armchair	Adirondack chair
Curtains throughout	Yes
Gas stove	4 burner hob

Current monthly rental rates for this condo are

High season	Shoulder seasons	Summer season
USD 700	USD 450	USD 450

Condos Dominicanos Apartment #12B



Details		
Type: Junior Studio	Area: 38.7 sq m / 417 sq ft	Neighbours #11B, #12A
Building 2, downstairs	Price USD 65,000	Backs onto boundary, front to pool, side facing Building 3

Layout		
Living area at front with kitchen on right, window on left	Bedroom behind sheetrock wall	Half-bath to right of bedroom
Shower cubicle at rear	Large patio at front	

Installations		
Ceiling fan with light in living space	Ceiling light in bedroom	Wall light in living space. Neon strips in kitchen.
Desk lamp, fixed wall lamps by bed.	Mobile fan	A/c unit on rear wall facing bed
Wi-Fi 25 mbps download, 10 up, router, antenna, cables	Extractor fan above hob	Wall safe
TV, living room, on cupboard	Technomaster 40-inch	Cable box

Kitchen		
4-burner gas hob	Crockery, cutlery, glasses: 6 place settings	Small fridge/freezer, Technomaster brand
Table-top water cooler/dispenser	Microwave, coffee machine, kettle, blender, toaster	Varnished yiquitiva and pine wood cupboards, drawers, shelves
Sink, hot and cold water	Granite counter	Assorted cooking utensils

Bathroom		
Walk-in shower cubicle, glass brick wall, coralina wall, ceramics floor and curtain	Mirror, towel rail, toilet roll holder, cabinet	Half-bath: WC, washbasin, cold water

Living and office space		
Black stained pine dining table	2 folding wooden dining chairs	Adirondack armchair in decorated pine, loose cushions
Small metal desk	Office chair	

Condos Dominicanos Apartment #12B



Bedroom space		
Stand-alone IKEA closet, mirror	Drawers below bed	Bed QS, painted pine
Shelf over bed	2 wall-mounted bedside lights	

Soft furnishings		
Curtains on all windows, with magnetic ties	Bedding 2x sheets, 4 x pillows and pillowcases, 1x bedcover, 2x mattress protectors	Towels - 4x large, 4x small, 2 x bathmat