

Condos Dominicanos Apartment #8

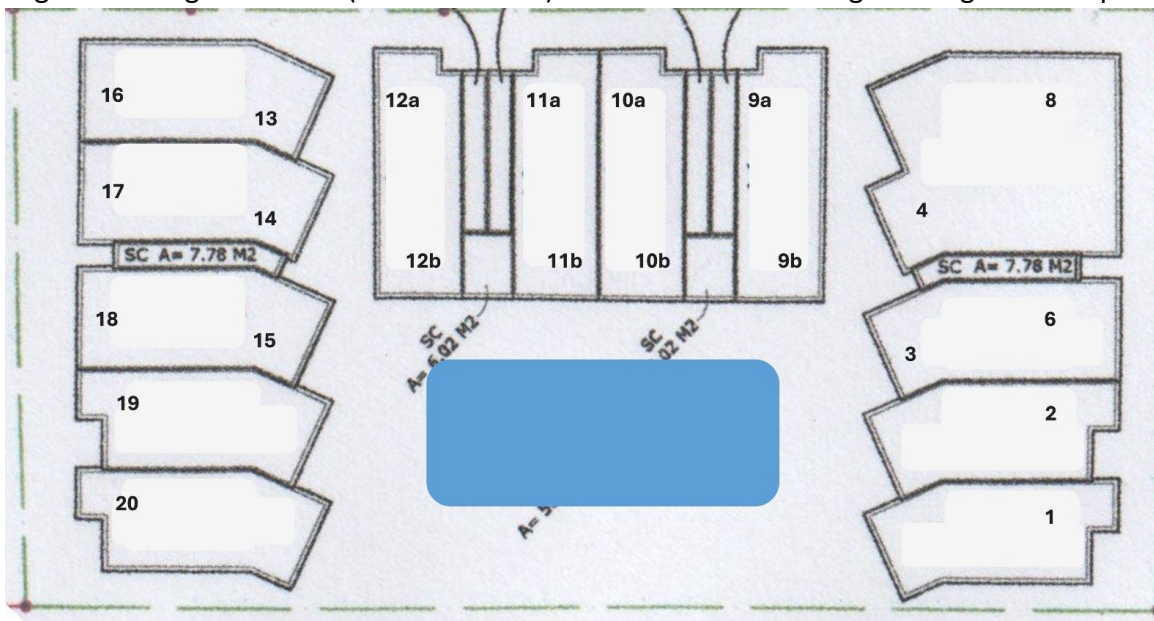
Key information

Apartment number	8
Type	1-bed apartment
Which floor	Upstairs
Location	Building 1, end of row, at rear
Price	US 142,000
Area	80 sq m / 860 sq ft
Common fees	US 170 per month
Contact	info@condosdominicanos.com

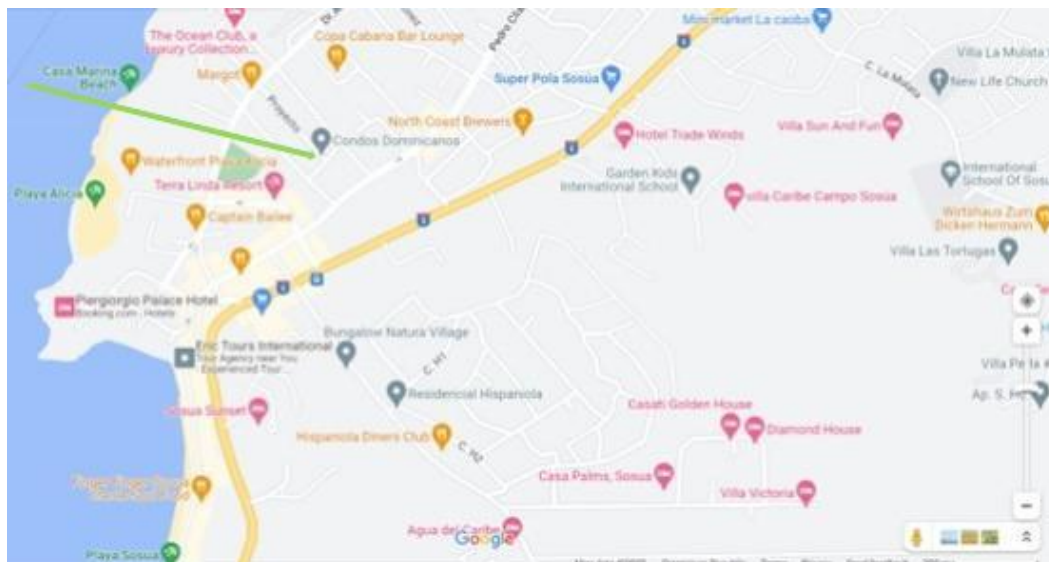


Onsite location

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	50/20 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 bathroom & kitchen	Gas heater per building, included in fees
Drinking water delivered on site	Included in fees
De Lancer cable TV boxes basic & HD channels	Included in fees

Apartment layout and installations

Cathedral ceilings	Throughout apartment
Kitchen	Separate, with storeroom behind
Work-surfaces	Granite
Full bathroom with shower, toilet, washbasin	
Shower type	Ceramics / coralina, walk-in
Double-glazed windows	Kitchen, street & side windows
Louvre windows	Balconies, bathroom, storeroom

Standard fittings

Ceramic floors throughout	Ceramic and coralina walls in bathrooms
An a/c unit in bedroom and living room	All 12,000 BTU
Ceiling fan in each bedroom and living room	KDK brand
Outdoor spaces – each with table and 2 chairs	Two balconies with canvas blinds
Bars on all windows and doors	
Screens on all opening windows	And screen door at entrance

Furnishings – selected details

Bed	Queen size, pine, with storage drawers below
Bedroom furnishings	Mirror closet, drawers/cupboards, bedside tables, TV table
Desk and office chair	Veneer table, in living room
Sofa	3-seater, dark wood, and rocking chair
Living room	Chest of drawers, mirror closet, 4-seater dining table
Curtains throughout	Balconies and side windows
Gas stove	4 burners

Current monthly rental rates for this condo are

High season	Shoulder seasons	Summer season
USD 1,300	USD 900	USD 800

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Details		
Type: 1-Bedroom side-by-side	Area: 79.9 sq m / 860 sq ft	Neighbour #4
Building 1, upstairs	Price USD 142,000	Backs onto Calle Caamano, side to Calle Ayuntamiento, front to side of Building 2

Layout		
Kitchen at rear left-hand side, plus lobby	Bathroom off lobby, WC, washbasin, shower	Living space to side and rear, sliding glass door from lobby
Entrance to apartment from passageway at rear into lobby	Bedroom – front left-hand side	Storage room behind kitchen with shelving
Balcony and patio at front	Double-glazed windows: rear (kitchen & lobby), sides (living room, bedroom)	Cathedral ceilings throughout

Installations		
Two ceiling fans with lights	Wall lights in living space, kitchen, lobby, bathroom, bedroom and balconies	Neon strips in kitchen. Mirror light in bathroom.
Desk lamp, fixed wall lamps in bedroom	Mobile fan	A/c living area on side wall, bedroom facing balcony.
Wi-Fi 50 mbps download, 20 up	Router, antenna, cables	Wall safe
2 TVs, living room on chest of drawers, bedroom on pine unit	TCL 43-inch, Sceptre 43-inch smart TVs	2 x cable boxes

Kitchen		
4-burner gas hob, shared gas supply, electric pizza oven	Crockery, cutlery, glasses: 8 place settings	Large fridge/freezer, Frigidaire brand
Tabletop water cooler/dispenser	Microwave, coffee machine, kettle, blender, toaster	Painted pine and glass cupboards, drawers
Sink, hot and cold water	Granite counters throughout	Assorted cooking utensils
Microwave, cooler, coffee machine, fridge in lobby		

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Living space and office space		
Circular dining table, in black stained pine, with glass top	3 dining chairs, in matching stained black pine	IKEA 3-seater soft sofa
Wood and wicker rocking chair, painted grey, loose cushions	2 small, stained pine and glass coffee tables	Large black pine IKEA chest of drawers
MDF and metal frame desk, office chair	Closet with mirror sliding doors; shelves and hanging space	Storage cupboards above closet with pine doors.
Access to balcony	Side window looking towards City Hall on NE side	

Bathroom		
Walk-in shower, glass screen, coralina/ceramics walls & floor	Mirror, towel rail, toilet roll holder, shelves	WC. Washbasin, hot and cold water

Bedroom		
Unit with drawers and shelves in varnished pine	Twin pine and wicker wall cupboards	Bed QS, varnished pine
Large storage drawers under bed	Built-in closet, mirror sliding doors	Cupboard above closet mirror sliding doors
2 pine bedside tables	2 wall-mounted bedside lights	Access to balcony

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