

\$2,900,000 - Villa Real Apex Estate, Santa Ana

MLS® #costa_rica_88

\$2,900,000

3 Bedroom, 4.00 Bathroom, 1,170 Sqm

Residential on 2209.05 Sqm

, Santa Ana, San Jose

As Villa Real continues to stand out as one of the most prominent residential communities in the western suburbs of Escazu and Santa Ana, one home has to stand out amongst the rest. The lot was carefully chosen by its original owner to provide infinite views of the valley, the mountains, sunset and entire panorama of Santa Ana, as well as being situated at the end of a cul de sac at the most strategic point within the development. As you arrive at the home, you will arrive into the private cul de sac with this mediterranean inspired classic estate at the end of the road. Its formal elegance is evident from the columns and two story stained glass windows at the front door and engages any visitor to only imagine what is beyond the front doors. Guests can pull up to the port cochere and guest parking in front of the home, while owners can veer to the left to the 2 car garage and abundant private parking to the side of the home. The lot measures just over one half acre (2209.05m2) and unlike most properties in Villa Real, much of that land is flat and encompasses the bulk of the home and complimentary areas. As you enter the home, you are welcomed by a classic, two story foyer with a fairytale marble staircase to one side leading to the second level and a wall yearning from fine art in front. In the lobby you will find a sitting area, and a half bath/powder room for guests. Behind the entrance, you will find a formal living room, ideal for entertaining large groups of friends and family. The living room is



adjacent to a home bar and piano lounge, a home office or informal living/rv room, as well as the formal dining room on the opposite side of the home, and connects to a more informal dining area which leads out to a covered and enclosed patio which overlooks the unprecedented views of the mountains, and valley below. The layout of the home clearly speaks to those who love to host large dinners, family or corporate events and the opportunities abound in this space. As you head out past the terrace, the views are sweeping and range 270 degrees from the mountains of Escazu and Santa Ana, the newly constructed Santa Ana Country Club across the valley, and the sunsets and town of Santa Ana in the distance. There is a jacuzzi tub that sits in the far west corner of the property to take in the evening views, while sipping a cocktail or glass of fine wine. This residence no doubt, is designed to enjoy the high life. Beyond the dining area, you will find an impressive kitchen with island and abundant cabinetry and work space, which connects to the massive, formal dining room. Beyond the kitchen you will find the service area, as well as entrance from the garage. Returning to the entrance of the home, to the left of the lobby, there is also an ensuite bedroom which ideal for guests as the other bedrooms are on the second level. As you go up the formal staircase, you will come to a spacious landing and sitting area, which naturally divides the private areas of the home with the master behind that wall, and the other bedroom on the opposite end of the hall. The children's bedroom is a two story room with ensuite bathroom and a loft that can be accessed via the adjacent play room. The master bedroom starts with a private living/tv room which leads to the master bedroom (but can be separated by sliding pocket doors). The current layout which could be modified has the master bedroom, accented with

hardwood floors to one side of the living room, and just behind a private, in home gym which overlooks the entire city. The space, however, could be opened up to create a master suite which fully enjoys the dizzying views. to the left of the entrance to the master suite, there is a true master bathroom with sunken marble lined jacuzzi tub, and impressive his and hers walk in closets. The location of this home is truly irreplaceable and a visionary will jump on the opportunity to take this estate home, and convert it into their own.

Essential Information

MLS® #	costa_rica_88
Price	\$2,900,000
Bedrooms	3
Bathrooms	3.5
Half Baths	1
Total Baths	4
Building Sqm	1,170
Lot Sqm	2,209.05
Type	Residential
Sub-Type	Single Family Attached
Status	Active

Community Information

Address	Villa Real Apex Estate
City	Santa Ana
County	Santa Ana
State	San Jose

Additional Information

Date Listed	July 26th, 2023
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