



*Las Ventanas*

[BAHIABEACHPUERTORICO.COM](http://BAHIABEACHPUERTORICO.COM)

*Spectacular Ocean Views  
from the privacy of your home...*

Enjoy privacy and tranquility with stunning ocean views in this beautiful third floor three bedroom condominium located at Las Ventanas II in the exclusive Bahia Beach Resort & Golf Club.

Resale  
Las Ventanas II  
Unit 315

Broker: Heidi Souffront  
M 1 787 533 9191/ 787 322 7313  
[heidi@bahiaapr.com](mailto:heidi@bahiaapr.com)

LOCATION  
Road 187, Km. 4.2  
Rio Grande, Puerto Rico



*Las Ventanas*

#### A UNIQUE RESIDENTIAL COLLECTION

An exclusive collection of 17 ocean-view condominium residences located in a privileged location near the new Beach Club & only steps away from the beach. These exclusive residences provide impressive views of the Atlantic Ocean to the north and El Yunque Rainforest to the south.

#### Estimated Monthly Carrying Costs

Master HOA - \$800.00

Condo Dues - \$870.00

Full Membership Dues - \$568.15 + tax

Master Policy annually \$8,570

CRIM -

## Resale Las Ventanas II 315 Features

- Third floor 3 Bedrooms/ 3 Baths condominium residence with spectacular ocean views.
- Ample Living / Dining area with spacious terrace, perfect for entertaining
- Assigned parking spaces for both car and golf cart
- Fully furnished & equipped
- Includes a 6 seater golf cart

Interior: 1,908 SQ FT

Terrace: 321 SQ FT

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TOTAL OF **2,229 SQ. FT.** **\$4,000,000** Fully furnished.

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3BR/3B

315-II

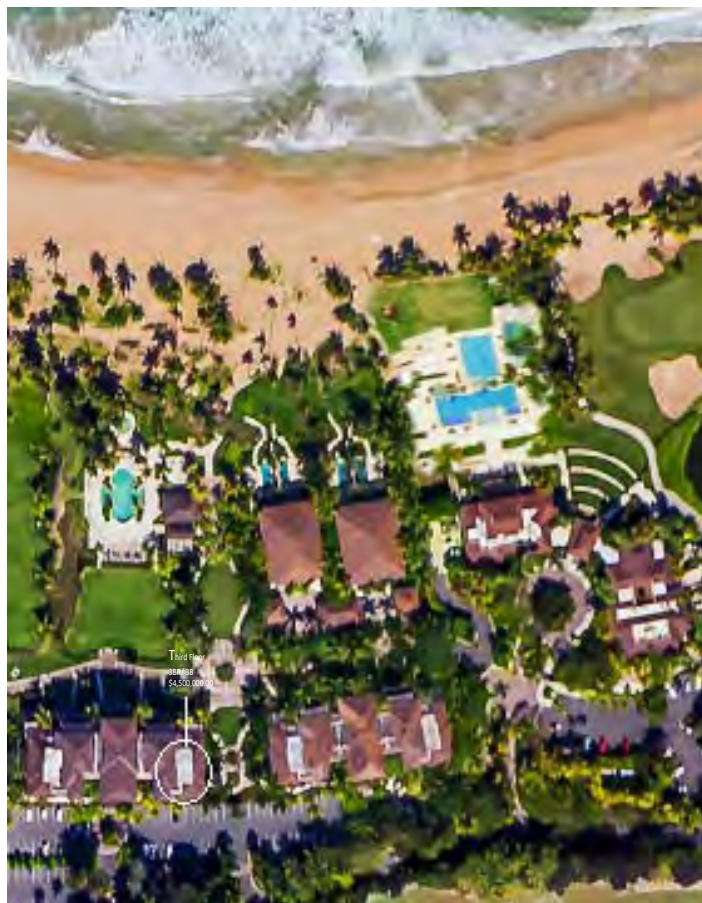


THIRD FLOOR



APT N° 1 & N° 5
TOTAL APPROX. LIVING AREA 2,229 sq. ft.
213 sq. m.
APT N° 2 & N° 4
TOTAL APPROX. LIVING AREA 1,823 sq. ft.
169 sq. m.
APT N° 3
TOTAL APPROX. LIVING AREA 1,061 sq. ft.
98 sq. m.

*Las Ventanas*





*Bahia Beach Resort & Golf Club*  
*where an exciting array of adventures awaits you...*

*Home of the St. Regis Bahia Beach Resort*

*St. Regis Bahia Beach Resort a Five-Star, Five-Diamond Resort in Puerto Rico*

*Private gated community*

*The most exclusive residential Resort in the Caribbean*

*2 miles of sandy beach*

*Gold Signature Sanctuary by Audubon International*

*Beach Club with two beachfront pools*

*Surfing and Water Sports*

*Fitness & Wellness Center*

*Tennis Courts / Basketball Court*

*Robert Trent Jones Jr. 18 hole golf course*

*Iridium Spa*

*The Boathouse for lake sports and fishing*

*4.5 miles of hiking and bicycle trails*

*Enjoy our culinary experience which offers a mosaic of tempting options*