



## The Cosmopolitan

\$497,754.00 USD

| 21 # Units in Develop | Emiliano Zapata  
Centro South, Puerto Vallarta  
MLS ID: 33104

### General Information

|                    |                     |                  |                    |
|--------------------|---------------------|------------------|--------------------|
| Total m2:          | 99                  | Total M2 const:  | 99.03              |
| Total SqFt:        | 1,065.56            | Decks/Patios M2: | 12.81              |
| Decks/Patios SqFt: | 137.88              | Walls:           | Concrete,Sheetrock |
| Price/Sq Meter:    | 5,026.30            | Total Rooms:     | 3                  |
| Total Bedrooms:    | 2                   | Total Baths:     | 2                  |
| Full baths:        | 2                   | Floor Number:    | 1                  |
| Primary View:      | City                | Secondary View:  | Street             |
| Furnished:         | Unfurnished         | Pet Friendly:    | Yes                |
| Parking:           | Parking on Property | Location:        | City               |

### Features & Amenities

#### Common Amenities

|                    |                                     |                 |                                     |
|--------------------|-------------------------------------|-----------------|-------------------------------------|
| 24 Hours Security: | <input checked="" type="checkbox"/> | Elevator:       | <input checked="" type="checkbox"/> |
| Entry Gate System: | <input checked="" type="checkbox"/> | Fire Pit:       | <input checked="" type="checkbox"/> |
| Gym:               | <input checked="" type="checkbox"/> | Intercom:       | <input checked="" type="checkbox"/> |
| Jacuzzi:           | <input checked="" type="checkbox"/> | Pool:           | <input checked="" type="checkbox"/> |
| Pool Heater:       | <input checked="" type="checkbox"/> | Security Guard: | <input checked="" type="checkbox"/> |

#### Appliances

|             |                                     |                       |                                     |
|-------------|-------------------------------------|-----------------------|-------------------------------------|
| Dishwasher: | <input checked="" type="checkbox"/> | Hood/Vent:            | <input checked="" type="checkbox"/> |
| Microwave:  | <input checked="" type="checkbox"/> | Washer/Dryer Hookups: | <input checked="" type="checkbox"/> |
| Oven:       | Gas                                 | Cook Top:             | Gas                                 |

#### Devices

|               |              |                   |            |
|---------------|--------------|-------------------|------------|
| Devices:      | Ceiling Fans | Air Conditioning: | Mini-Split |
| Water Heater: | Electric     |                   |            |

### Hoa Info

|                          |                                     |                        |                                     |
|--------------------------|-------------------------------------|------------------------|-------------------------------------|
| Hoa Name:                |                                     | Dues per month (\$MX): | 4,986.00                            |
| 24-hr Security:          | <input checked="" type="checkbox"/> | Common Area Electric:  | <input checked="" type="checkbox"/> |
| Common Area Maintenance: | <input checked="" type="checkbox"/> | Common Area WiFi:      | <input checked="" type="checkbox"/> |
| Garbage Pickup:          | <input checked="" type="checkbox"/> | Garden Maintenance:    | <input checked="" type="checkbox"/> |
| Gym:                     | <input checked="" type="checkbox"/> | Pool Maintenance:      | <input checked="" type="checkbox"/> |

### Especificaciones

|                    |                    |                     |      |
|--------------------|--------------------|---------------------|------|
| Days On Market     | 589                | Pre-Construction    | Yes  |
| Est. Delivery Date | 2026-06-30         | Mstr Plan Community | No   |
| Title              | Fideicomiso        | Electricity         | CFE  |
| Water              | City               | Sewage              | City |
| Road Type          | Cobblestone Street |                     |      |

#### MARINA VALLARTA

📍 Paseo de la Marina 161 Las Palmas 1, local 2.  
☎ + (52) 322 221 2377 | + (52) 322 221 0079

#### DOWNTOWN PUERTO VALLARTA

📍 Pino Suarez 203, Colonia Emiliano Zapata.  
☎ + (52) 322 222 2233

✉ info@exoticrealty.com

#### REAL ESTATE

#### DEVELOPMENTS

#### VACATION RENTALS

#### PROPERTY MANAGEMENT

#### NEIGHBORHOODS

#### OUR COMPANY

#### FAQs

#### CONTACTO

