



📍 Santa Engracia, San Pedro Garza García, Nuevo León

Luxurious Home for Sale in Santa Engracia, San Pedro Garza García

\$72,000,000

**4**

BEDROOMS

**4**

BATHROOMS

**1011 m²**

BUILT AREA

**2**

PARKING

DESCRIPTION

A remarkable residence nestled in one of San Pedro's most exclusive enclaves. This magnificent property strikes the perfect balance between contemporary design, generous proportions, privacy, and an enviable location.

FEATURES:

Ground Floor:

Expansive living areas with soaring ceilings and an abundance of natural light.

Living and dining rooms flowing seamlessly into one another, with floor-to-ceiling windows overlooking the garden and pool.

Guest powder room.

Game room with bar and wine cellar.

Breakfast nook and kitchen.

Upper Floor:

Family lounge.

Home office.

Four bedrooms, each with en-suite bathroom and walk-in closet.

Laundry room.

AMENITIES

- ✓ Garage
- ✓ Terrace
- ✓ Storage Unit
- ✓ Service Room
- ✓ Pool
- ✓ Garden
- ✓ Air conditioning
- ✓ Fitted Kitchen
- ✓ Double story

ESTIMATED FINANCING

Estimated monthly payment

\$575,067 /mo

Down payment **20% · \$14,400,000**

Term **20 years**

Annual rate **10.5%**

Amount financed **\$57,600,000**

Estimate only. Check with your bank for actual terms.







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