TB046R, PENTHOUSE ON HISTORIC AMADOR CAUSEWAY

Lease or Rent. $ 3,000.00

Altos de Amador, PANAMá

This penthouse defines the meaning of elegance, charm, and class. Custom built by the original owner, an internationally renowned engineer. 344m² (3,703 ft²) with 3 bedrooms, 3½ Bathrooms plus Maid's Quarters with full bath, linea blanca (all appliances). Very few titled properties are available on popular Amador Causeway. Perfect location outside the downtown city. . . but close to everything! Also available as long-term rental at $4,000.

Offered by Origen Real Estate Consultants Inc., recognized as the first "Full Service" real estate company in the country of Panamá. Make an offer. Owner is motivated. Enter through beautiful custom wood double-doors into expansive grand room, consisting of living area, raised extended living area, and lovely dining area. During construction, coved vaulted ceiling with stylish recessed lighting was created. High end travertine tiles cover the living and dining areas with a different style in the kitchen. Inlaid teca wood forms a border around the travertine as well as covering the raised living area. The effect is quite remarkable. Stunning views of downtown skyscrapers, Panama Bay, Casco Viejo, and Ancon Hill can be seen from living area. Step out on the balcony and you can see to the end of the Causeway and beyond. The extra-large Italian kitchen has to be seen to believe. The beautiful solid wood custom Veneta Cucine cabinets are of the highest quality. The imported Lofra 5-burner Stove is built into the center island. The GE Stove and combination microwave/convection oven are also built-in at waist level. New LG Inverter Linear Refrigerator. A unique built-in wine rack and bookcase was included in the cabinetry. The kitchen is any cook or chef’s dream. The door off the kitchen leads into extra-large maid´s quarters with a full bathroom, and huge laundry room with rare combination washer/dryer/steamer. New gas water heater was recently installed. Guest bathroom near entrance has a one-of-a kind sink that is a true conversation piece. Attractive extended louvered linen closet provides enormous extra storage in hallway. End of hallway has cozy alcove/sitting area/TV room outside bedrooms. The special teca wood covers entire hallway and all bedrooms. Larger master suite with huge walk-in closet and total views of the Bridge of Americas, Panama Canal, Balboa Yacht Club, Taboga Island, and more. Enjoy a glass of wine and cool tropical breezes on your private balcony. Besides a huge walk-in closet, a European wardrobe was added. The master bath contains a Jacuzzi-style tub and a combination Euro shower and steam bath. Second large bedroom also has walk-in closet, full bathroom. Third bedroom was expanded during construction and also has walk-in closet and full bathroom. It features a balcony with similar views as master bedroom. Additional storage was built between the 2nd and 3rd bedrooms. All bedrooms are on the quiet side of the home facing the Canal. The only noise might be a toucan croaking in the morning. Special features of this home: central air conditioning for maximum efficiency, economy, and humidity and dust suppression. The system has two units – one for the living area and one for the bedrooms. Attractive faux wood shades cover many of the windows. All doors were supplied by Orozco, the top company in Panama. Sweeping vistas can be seen from every room in this home. State-of-the-Art alarm system is directly connected to Alarm Tec Security. Extra living space was added from the original plans during construction. Purchase includes all high-end appliances, stove, refrigerator, oven, microwave, combo

BASE INFORMATION:	
Bed	: 3
Bath	: 3.5

LAND INFORMATION:	
Square feet	: 344

CONVENIENCE:

General Amenities: Washer/Dryer,Walk-In Closet,Swimming Pool,Stove,Refrigerator,Microwave,Maid's Quarters,Gas Hot Water,Dishwasher,Central Air,Cable TV,Cable Internet,

NEIGHBORHOOD:	
Super market	: 20 minutes by Car
School	: 10 minutes by Car
Park	: 5 minutes by Walk
Cinema	: 20 minutes by Car
Beach	: 50 minutes by Car
Coffee shop	: 10 minutes by Walk
Airport	: 20 minutes by Car
Bus station	: 20 minutes by Car
Police station	: 5 minutes by Car
Hospital	: 15 minutes by Car
Town center	: 20 minutes by Car
Shopping center	: 20 minutes by Car

washer/dryer, instant water heating system, lighting system, complete central air conditioning system. Parking: The penthouse has three (3) parking spaces in secure gated area and also includes even more storage in deposito. Remotes for parking gate. Inside visitors' parking plus 24-hour Security guard gate. Enormous rooftop social area includes swimming pool, BBQ area, spacious indoor party room, and gym. 360-degree panoramic views including the Bridge of Americas, Panama Canal, Casco Viejo, Ancon Hill, downtown skyscrapers, and all the way to the last island on the Amador Causeway. Work out in the well-equipped gym with views of Panama Bay, Casco Viejo, and city skyline. Elegantly decorated air-conditioned lobby with lovely furnishings, decor, and plants. With only 20 units in building, you get to know your neighbors. VIEWS: Unbelievable 360° views of all of Panama; downtown skyscrapers, Pacific Ocean, the Canal, Casco Viejo, Ancon Hill, Balboa, Bridge of Americas, the entrance to the Panama Canal, lots of islands, and all the way to the last island at the end of the Amador Causeway. It doesn´t get any better than these views, from virtually every room! HISTORY: Altos de Amador or Amador Heights, is a small private neighborhood which was part of the American Canal Zone during most of the 20th century. The rural-like road that takes you to Edificio Amador Hill used to be referred to as “Top Brass Road” because the top US naval officers resided in this favorable location. There are very few titled properties on the Amador Causeway. LOCATION: Amador is becoming one of the most beautiful and well-developed areas in Panama City, due to its privileged geographic position at the Panama Canal entrance. Its three islands Naos, Perico and Flamenco, connected by the famous “Causeway,” originally built with the dredging from the building of the Canal, has been expanded to four lanes with other modern upgrades. The Causeway has recently been directly connected to the brand new Cinta Costera 3 roadway which circles Casco Viejo. ACTIVITIES: Along the Causeway there always is a gentle breeze, and a beautiful panoramic view toward the Pacific Ocean and to the ships navigating to and from the Panama Canal, and the Bridge of Americas. On the opposite side, a view toward the Panama City shore, with its skyscrapers and Casco Viejo enlighten this charming coast. On the Causeway, you can jog, walk, skate, or rent a bike. Shops, a wide variety of seaside restaurants, bars, marinas, and a few hotels and condos have proliferated since the end of the Canal Zone days. ATTRACTIONS: The long-awaited Biodiversity Museum, designed by renowned architect Frank Gehry, has opened. A huge modern convention center to replace the current Atlapa Convention Center in San Francisco has been completed on the Causeway.

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