



Residence  
**EL ENCANTO** no. 01  
EN PUNTA MITA



**RIVIERA PARTNERS**  
realty

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### Property Description

This inspired, two-level residence with 7,291 square feet provides bay and/or ocean views from virtually every room. A wooden bridge connects the Master Suite with a guest bedroom, while a central courtyard features lush landscaping and a cobblestone patio. One of the many appreciated features is a heated, infinity edge plunge pool, while fine marble flooring and an outdoor shower on the Master terrace with an ocean view enhance the living experience. A well-conceived floor plan invites owners and guests to enjoy an indoor and outdoor lifestyle.

Main entry through a private courtyard with custom designed door to match the décor package, top grade red cedar hardwood paneled doors and shutters with screens, aluminum window frames, Duvent glass in main living area windows and sliding doors, specially treated Brazilian "Curabu" Brasileña tropical wood on terraces of Master Suite and bedrooms.

Dramatic high ceilings, heated infinity-edge pool, wood beams in Living Rooms and Master Suites, fine marble flooring with "carpet" design in bathrooms.

Master Suite features ocean views, sitting area, walk-in closets, outdoor shower, burnt red travertine marble countertops, his & her sinks, deluxe Italian bath fixtures by Neve®, Kohler® toilet, Ideal Standard® tubs, wood cabinetry and large mirror.



Bedrooms: 4  
Bathrooms: 5  
AC Construction (ft<sup>2</sup>): 3,832  
Total Size (ft<sup>2</sup>): 7,172  
View: Oceanfront  
Pool Details: Plunge Pool



#### Kitchen Details:

Gourmet kitchen Italian cherry-wood cabinets, granite countertops, complete selection of professional stainless steel chef appliances, including Wolf® oven and cooktop with grill, Sub-Zero® refrigerator and freezer, built-in Wolf® microwave oven, Smeg® dishwasher, Franke® stainless steel double sink with Hansgrohe® faucet and retractable spray hose, garbage disposal and pantry.

#### A/V Tech Details:

Pre-wired for satellite TV, high-speed Internet access (with telephone line), outlets ready for speakers and sound systems, central air-conditioning with zone management and remote control function, smoke and heat detectors connected to central security system.

#### About El Encanto:

Occupying a coveted setting overlooking the Bay of Banderas and the Jack Nicklaus Signature Golf course, El Encanto is an extraordinary enclave of waterfront and golf view residences.

#### Additional Benefits

- 24-hour dual gated security entrance
- Concierge service (All your needs and services are tended to)
- Club Punta Mita Resident Membership for the Pacifico Jack Nicklaus Signature Golf Course
- Four Seasons & St. Regis dining access
- Resident's Beach Club access
- Access to the existing tennis facility

**\$ 3,200,000 USD**