

The Paradise Collection

Sand Dollar

2BR/2BA

120 M2/1292 FT2

EL CIELO ACTIVE ADULT COMMUNITY

Price: \$180,000.00 USD

Standard Features

Steel Stud & Drywall Walls
Durarock exterior
Insulation
Insulated Truss Roofs
Rain gutters
Paradise Patio – Glass, Screens, Open
Patio Mist system
Patio Bar
Built-in BBQ
Custom Carpentry
Brick Dome Ceiling
Decorative tile bathrooms
All Electric
Central HVAC/Heat or Mini-splits
Jacuzzi
On-demand Water heater
Garage (2-car)
Smart Mirrors
Surround sound
Alexa
Smart TV
Fire TV
Video Door Bell
Landscaping
Reverse Osmosis Water Purifier in Kitchen



• 2 Bedrooms / 2 Bathrooms

• Paradise Patio

• 2 Car Garage

Sand Dollar II (125M2)

	<u>Area*</u>	<u>M2</u>	<u>FT2</u>
Living Room	5	15.27	164
Dining Room	44	13.36	144
Kitchen	4	11.07	119
Laundry	4	3.38	36
Pantry	4	3.38	36
Master Bedroom	4	16.63	179
Master Bathroom	4	6.77	73
2nd Bedroom		13.49	145
3rd Bedroom		13.68	147
2nd Bathroom		5.94	64
Paradise Patio		17.10	184
Garage	4	30.20	325
Total		120.07	1292

* Living, A/C Area



El Cielo Community Sales Office

638-156-3533, Paradisesandsmx@aol.com

www.elcielo.com



EL CIELO COMMUNITY

INTRODUCTION

El Cielo Community is a 194-lot subdivision with all underground utilities and an onsite medical clinic. The development was started in 2008 at the beginning of the economic recession that stalled most development in the area. During the recession years and into the COVID pandemic, the developer continued to improve the subdivision with curbs and landscaping.

EL CIELO COMMUNITY

El Cielo Community is being transformed into an active adult community focusing on Community, Lifestyle and Wellness. Active adult living features are affordable, comfortable homes; walk-to commercial, enjoyable amenities and green, open spaces.

AMENITIES

Amenities to be added in the subdivision include swimming pools, a clubhouse/bar, walking trails and BBQ areas.

ROCKY POINT MEDICAL CENTER

Rocky Medical Center provide 24/7 medical care and dental care, but also luxury spa services such as massage and esthetic skin care.

LOCATION

El Cielo Community is located on the highway from the US-Mexico border approximately 2 miles before the entrance to Rocky Point. In real estate, the expression is location, location, location, the reality is experience, experience, experience! Lifestyle is more than location, it is how enjoyable the location is and being a part of a community that promotes physical and mental wellness.



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