



8 on suite bedrooms with bathroom

3 separate living quarters with individual entrances

The house can sleep 16-20 people.

Documents to be submitted:

Photocopy Lot Plan, Transfer Certificate of Title, Floor Plans, Latest Real Estate Tax Receipt, Latest Tax Clearance and Occupancy Permit.

- Location: 300 m from Main gate, Phase 1, Maria Luisa Estate Park, Banilad, Cebu, RP

- Selling Price (negotiable), Peso 46 million

- Specific features: 25 meter lap pool, Movie Room, designer furniture, big pool/party house

- Lot area: 1168 sqm

- Floor area: 1,000 sqm built floor area

- No of Floors: 5,5 floors

- Number of bedrooms: 6 bed rooms
- Number of bathrooms: 8 bath rooms
- Type of house- Garage: 3 cars
- Year Built: House - 2010, Pool – 2011 & Pool house with guest room - 2012
- Included in sale: semi-furnished
- Capital gains tax (6% of the selling price), documentary stamp tax (1.5%), transfer fee (0.5%), registration fee (0.5%) and notarial fee (1%): Buyer pays all taxes
- Other information relevant to promote the property: walking distance to Ma Luisa Main gate and shops, view over Cebu & Mactan,

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Selling price : PhP 46,000,000

Charges : Consult us

Fees : Consult us

Land space : 1168 m<sup>2</sup>

Number of rooms : 8

Number of floors : 5

Number of bathrooms : 8

Number of toilets : 8

### **Amenities :**

- Garage
- Maids Quarter
- Veranda

- Property Completely Fenced
- Near School Area
- Near Restaurants And Bars
- Balcony
- Swimming Pool

**Address :**

Maria Luisa,  
CEBU CITY  
Area : Maria Luisa

<http://brokerage.philippinedirect.com/component/jea/5.pdf>