

## Property Information

### Details

Price: Pesos 11,143,427 (Negotiable Price)

**Sabang, Bataan**

#### Property Details:

- 16,210 Sq m (Land Area)
- 3 Bedroom(s)
- 2 Bathroom(s)
- Excellent
- Cash
- Ideally for Residential use

#### Features:

- Flooring
- Furnished

**Available now.**

#### Contact Details:

Contact: Syndee Jones  
Email: [info@philippinesproperties.com](mailto:info@philippinesproperties.com)  
Mobile: +44 781 885 5407  
Fax: 63 43 931 3903



This is a beachfront property with 150 meters of beach frontage. Magical and secluded beachfront property and 3-bedroom house. 15 mins. from Subic south gate & 2.5 hrs. from Manila. All the qualities of a tropical getaway w/ the benefits and comfort of proximity to first-class facilities in Subic. The lot layout is 16,210 Sq m (9,333 Sq m divided into eight individual lots plus 6,877 Sq m of foreshore lease). See lot layout 42,000,000 total (P2,591/Sq m equivalent for total area including foreshore lease or P4,500/Sq m of titled lots) - Negotiable. Key features: International-standard design and construction. Bali-inspired design with Thai and Philippine influences resulting in a structure that is unique and yet blends with the environment. Beautifully appointed 3-storey house with 3 bedrooms, 2 baths, kitchen, dining room, 2 living areas, and plentiful storage (212 Sq m floor area). Proper western-style kitchen and appliances. Reinforced concrete superstructure and yet airy and cool year-round. Caretaker's house with extra quarters and bodega (80 sq. meter floor area). Eight individual and properly titled lots. Existing foreshore lease with DENR. Ideal weekend getaway with ample space for additional development. Spectacular 360° scenic views (ocean to West, mountains to East, brackish wetland and bird sanctuary to South, and rice and coconuts to North). Sandy beach and clean water. Easy access to Manila (2.5 hours via good roads or Mt. Samat Ferry). 15 minutes to Subic south gate and associated world-class facilities (golf course, diving and water sports, yacht club, Ocean Adventure Park, duty free shops, hiking, horseback riding, restaurants, etc.). Plentiful water and proper sewerage and power, very few neighbors, strong cell signals, entire area fenced.



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