



PRESENTATION

ARMONIA PORTILLO

PRE-CONSTRUCTION

APARTMENT DEVELOPMENT

Prices Starting From US \$199,500

DESCRIPTION

ARMONÍA PORTILLO IS LOCATED IN THE PEARL OF THE PROVINCE OF SAMANÁ, LAS TERRENAS. WHERE THE GREATEST INVESTMENT MEETS, TOURIST VARIETY AND IS THE AREA OF GREATEST GROWTH OF THE PROVINCE.

IT IS KNOWN FOR ITS BEAUTIFUL BEACHES, ITS DELICIOUS CUISINE, ITS ECO-TOURISM, FOR IT'S CULTURAL DIVERSITY, AS WELL AS FOR ITS WONDERFUL SUNNY AND TROPICAL CLIMATE, LOCATING IT AS THE COMPLETE TOURIST AREA IN THE CARIBBEAN.

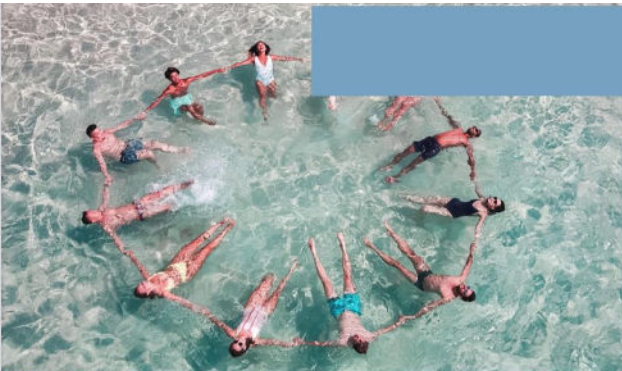
THESE FACTORS MAKE THE LAS TERRENAS AREA ONE OF THE AREAS WITH THE GREATEST TOURIST POTENTIAL IN THE CARIBBEAN REGION, GUARANTEEING THAT YOUR INVESTMENT HAS A GREAT POTENTIAL TO GENERATE INCOME FROM RENT AND TO MAINTAIN A GOOD VALUE IN THE MARKET.



ARMONÍA

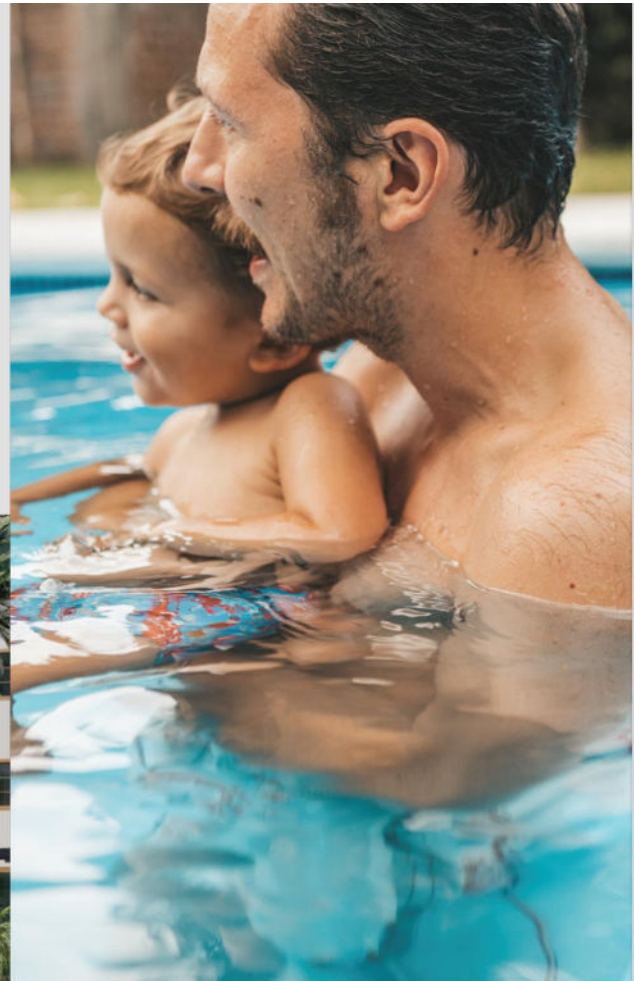
PORTILLO

LAS TERRENA, SAMANA



AMENITIES

- RESTAURANTS
- BEACH CLUB
- SPA AND GYM
- KIDS PLAY ZONE AND GAME ROOM
- EVENT ROOM OR SALON
- 5 POOL AND JACUZZIS
- SECURITY AND ACCES CONTROL
- PARQUING FOR VISITORS



HAVE THE LUXURY
OF LIVING IN A MODERN
SPACE WITH A
REFRESHING VIEW

Armonia Portillo is the newest property in Las Terrenas, Samana and Portillo Area, that gives you the opportunity to invest in a property and a growing area.

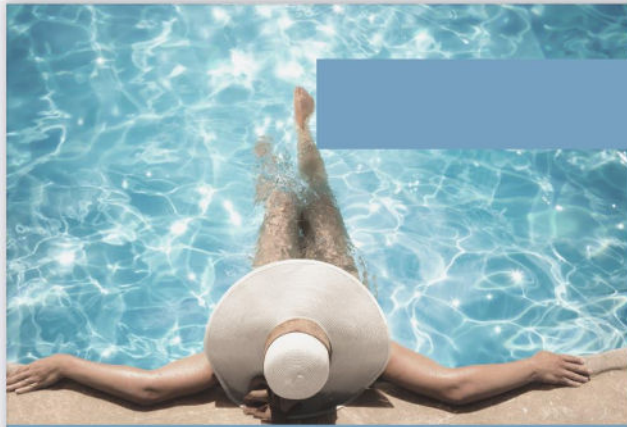
Apartment units designed for those who enjoy natural light, and open views, and for families who value quality time with friends and family.

You can enjoy one of the most impressive beach areas in all of Las Terrenas.



PORTILLO BEACH, LAS
TERRENAS, SAMANA,
DOMINICAN REPUBLIC

LOCATION



FINISHES

- IMPORTED PORCELAIN FLOORS
- IMPORTED MODULAR KITCHENS
- NATURAL GRANITE KITCHEN TOP
- HIGH QUALITY WINDOWS
- IMPORTED BATHROOM FURNITURE
- IMPORTED DOORS WOOD LAMINATED
- IMPORTED TAPS



WAKE UP TO THE SOUND OF
THE WAVES AND TO THE VIEW
OF SUNNY CARIBBEAN

EXPERIENCE

FIRST STAGE



DELIVERY DATE MAY 2024

SECOND STAGE



DELIVERY DATE DEC.2025

THIRD STAGE



DELIVERY DATE DEC.2026

2 BEDROOMS 105 SQ METERS

ARMONIA

- 2 BEDROOMS
- 2 BATHROOMS
- 20 SQMT OF BALCONY
- LAUNDRY
- OPEN CONCEPT KITCHEN
- MASTER ROOM WITH BALCONY AND WALKING CLOSET
- LIVING ROOM
- 1 PARQUING



FROM USD\$199,500

2 BEDROOMS WITH PATIO

ARMONIA

- 2 BEDROOMS
- 2 BATHROOMS
- 20 SQMT OF BALCONY
- 60-70 SQMT OF PRIVATE PATIO
- LAUNDRY
- OPEN CONCEPT KITCHEN
- MASTER ROOM WITH BALCONY AND WALKING CLOSET
- LIVING ROOM
- 1 PARQUING



FROM USD\$234,500

3 BEDROOMS 128 SQ METERS

ARMONIA

- 3 BEDROOMS
- 2 BATHROOMS
- 21 SQMT OF BALCONY
- LAUNDRY
- OPEN CONCEPT KITCHEN
- MASTER ROOM WITH BALCONY AND WALKING CLOSET
- LIVING ROOM
- 2 PARQUING



FROM USD\$243,200

3 BEDROOMS WITH PATIO

ARMONIA

- 3 BEDROOMS
- 2 BATHROOMS
- 21 SQMT OF BALCONY
- 60-70 SQMT OF PRIVATE PATIO
- LAUNDRY
- OPEN CONCEPT KITCHEN
- MASTER ROOM WITH BALCONY AND WALKING CLOSET
- LIVING ROOM
- 2 PARQUING



FROM USD\$273,200

MINI PENTHOUSE

186 SQMT

ARMONIA

- 2 BEDROOMS
- 1 STUDIO - THIRD BEDROOM OPTIONAL
- 3 BATHROOMS
- 21 SQMT OF BALCONY
- 46 SQMT OF PRIVATE TERRACE
- LAUNDRY
- OPEN CONCEPT KITCHEN
- MASTER ROOM WITH BALCONY AND WALKING CLOSET
- LIVING ROOM
- 2 PARQUING

**** JACUZZI REQUIRES ADDITIONAL PAYMENT**



FROM USD \$289.000

GRAND PENTHOUSE 223 SQMT

ARMONIA

- 3 BEDROOMS
- 3 BATHROOMS
- 21 SQMT OF BALCONY
- 53 SQMT OF PRIVATE TERRACE
- LAUNDRY
- OPEN CONCEPT KITCHEN
- MASTER ROOM WITH BALCONY AND WALKING CLOSET
- LIVING ROOM
- 2 PARQUING

**** JACUZZI REQUIRES ADDITIONAL PAYMENT**



FROM USD\$349,500

DUPLEX BUILDINGS PLANTS

ARMONIA



DUPLEX BUILDINGS PLANTS

ARMONIA



PRELIMINARY VIEWS

ARMONIA



PRELIMINARY VIEWS

ARMONIA



TAX FREE

ARMONÍA

ARMONÍA PORTILLO IS COVERED UNDER THE REAL ESTATE DEVELOPMENT FIDUCIARY LAW, THROUGH UNIVERSAL TRUSTEE, PROVIDING TOTAL SECURITY OF YOUR INVESTMENT.

ALSO HAVE THE BENEFITS OF THE CONFOTUR LAW:

- EXEMPTION FROM PAYMENT OF IPI TAXES FOR 15 YEARS*
- EXEMPTION FROM THE PAYMENT OF THE 3% TITLE TRANSFER TAX.*

" YOUR INVESTMENT GUARANTEED "



SALE PROCESS

ARMONIA

**AFTER SELECTING AND BLOCK YOUR
IDEAL UNIT**

**RESERVE TO START DE PROCESS WITH
USD\$2,000.**

**START LINKING PROCESS WITH THE
DOCUMENTS REQUESTED BY YOUR
AGENT**

**AFTER LINKED, REVIEW AND SIGN A
CONTRACT WITH THE PAYMENT OF 10%
OF THE VALUE OF THE UNIT**

**DURING THE CONSTRUCTION OF YOUR
UNIT YOU MUST PAY 30% OF THE VALUE
OF YOUR UNIT, UNDER THE PAYMENT
PLAN SUBSCRIBED IN THE CONTRACT**

**ON THE DELIVERY OF YOUR UNIT YOU
MUST COMPLETE THE REMAINING 60%**



TABLA DE PRECIOS Y DISPONIBILIDAD PRIMERA ETAPA

FECHA ENTREGA ESTIMADA - MAYO 2024

| BLOQUE | APTO. NO | TIPO | DORMITORIOS | METROS | TERRAZA | TOTAL METROS | PRECIO | ESTATUS |
|--------|----------|-------------|-------------|--------|---------|--------------|---------------|------------|
| 2 | 1A | 2HAB- PATIO | 2 | 105 | 60 | 165 | \$ 238,950.00 | DISPONIBLE |
| 2 | 2A | 2 HAB. | 2 | 105 | | 105 | \$ 208,950.00 | DISPONIBLE |
| 2 | 3A | 2HAB- PH | 2 | 140 | 46 | 186 | \$ 301,600.00 | DISPONIBLE |
| 2 | 1B | 2HAB- PATIO | 2 | 105 | 60 | 165 | \$ 238,950.00 | DISPONIBLE |
| 2 | 2B | 2 HAB. | 2 | 105 | | 105 | \$ 208,950.00 | RESERVADO |
| 2 | 3B | 2HAB- PH | 2 | 140 | 46 | 186 | \$ 301,600.00 | DISPONIBLE |
| 2 | 1C | 3HAB- PATIO | 3 | 128 | 70 | 198 | \$ 289,720.00 | RESERVADO |
| 2 | 2C | 3 HAB. | 3 | 128 | | 128 | \$ 254,720.00 | DISPONIBLE |
| 2 | 3C | 3HAB- PH | 3 | 170 | 53 | 223 | \$ 364,800.00 | DISPONIBLE |
| 2 | 1D | 3HAB- PATIO | 3 | 128 | 70 | 198 | \$ 289,720.00 | DISPONIBLE |
| 2 | 2D | 3 HAB. | 3 | 128 | | 128 | \$ 254,720.00 | DISPONIBLE |
| 2 | 3D | 3HAB- PH | 3 | 170 | 53 | 223 | \$ 364,800.00 | DISPONIBLE |
| 2 | 1E | 2HAB- PATIO | 2 | 105 | 70 | 175 | \$ 243,950.00 | RESERVADO |
| 2 | 2E | 2 HAB. | 2 | 105 | | 105 | \$ 208,950.00 | DISPONIBLE |
| 2 | 3E | 2HAB- PH | 2 | 140 | 46 | 186 | \$ 301,600.00 | DISPONIBLE |
| 2 | 1F | 2HAB- PATIO | 2 | 105 | 70 | 175 | \$ 243,950.00 | BLOQUEADO |
| 2 | 2F | 2 HAB. | 2 | 105 | | 105 | \$ 208,950.00 | DISPONIBLE |
| 2 | 3F | 2HAB- PH | 2 | 140 | 46 | 186 | \$ 301,600.00 | RESERVADO |

| | | | | | | | | |
|---|----|-------------|---|-----|----|-----|---------------|------------|
| 3 | 1A | 3HAB- PATIO | 3 | 128 | 60 | 188 | \$ 284,720.00 | DISPONIBLE |
| 3 | 2A | 3 HAB. | 3 | 128 | | 128 | \$ 254,720.00 | DISPONIBLE |
| 3 | 3A | 3HAB- PH | 3 | 170 | 53 | 223 | \$ 364,800.00 | DISPONIBLE |
| 3 | 1B | 3HAB- PATIO | 3 | 128 | 60 | 188 | \$ 284,720.00 | DISPONIBLE |
| 3 | 2B | 3 HAB. | 3 | 128 | | 128 | \$ 254,720.00 | DISPONIBLE |
| 3 | 3B | 3HAB- PH | 3 | 170 | 53 | 223 | \$ 364,800.00 | DISPONIBLE |
| 3 | 1C | 2HAB- PATIO | 2 | 105 | 70 | 175 | \$ 243,950.00 | RESERVADO |
| 3 | 2C | 2 HAB. | 2 | 105 | | 105 | \$ 208,950.00 | DISPONIBLE |
| 3 | 3C | 2HAB- PH | 2 | 140 | 46 | 186 | \$ 301,600.00 | DISPONIBLE |
| 3 | 1D | 2HAB- PATIO | 2 | 105 | 70 | 175 | \$ 243,950.00 | DISPONIBLE |
| 3 | 2D | 2 HAB. | 2 | 105 | | 105 | \$ 208,950.00 | DISPONIBLE |
| 3 | 3D | 2HAB- PH | 2 | 140 | 46 | 186 | \$ 301,600.00 | DISPONIBLE |
| 3 | 1E | 2HAB- PATIO | 2 | 105 | 70 | 175 | \$ 243,950.00 | DISPONIBLE |
| 3 | 2E | 2 HAB. | 2 | 105 | | 105 | \$ 208,950.00 | DISPONIBLE |
| 3 | 3E | 2HAB- PH | 2 | 140 | 46 | 186 | \$ 301,600.00 | DISPONIBLE |
| 3 | 1F | 2HAB- PATIO | 2 | 105 | 70 | 175 | \$ 243,950.00 | DISPONIBLE |
| 3 | 2F | 2 HAB. | 2 | 105 | | 105 | \$ 208,950.00 | DISPONIBLE |
| 3 | 3F | 2HAB- PH | 2 | 140 | 46 | 186 | \$ 301,600.00 | DISPONIBLE |

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|----------------------------|------------|
| RESERVA | USD\$2,000 |
| SEPARACION Y FIRMA INICIAL | 10% |
| | 30% |
| CONTRA ENTREGA | 60% |

TABLA DE PRECIOS Y DISPONIBILIDAD SEGUNDA ETAPA

FECHA ENTREGA ESTIMADA - DICIEMBRE 2025

| BLOQUE | APTO. NO | TIPO | DORMITORIOS | METROS | TERRAZA | TOTAL METROS | PRECIO | ESTATUS |
|--------|----------|-------------|-------------|--------|---------|--------------|---------------|------------|
| 4 | 1A | 2HAB- PATIO | 2 | 105 | 60 | 165 | \$ 234,750.00 | BLOQUEADO |
| 4 | 2A | 2 HAB. | 2 | 105 | | 105 | \$ 204,750.00 | DISPONIBLE |
| 4 | 3A | 2HAB- PH | 2 | 140 | 46 | 186 | \$ 296,000.00 | DISPONIBLE |
| 4 | 1B | 2HAB- PATIO | 2 | 105 | 60 | 165 | \$ 234,750.00 | DISPONIBLE |
| 4 | 2B | 2 HAB. | 2 | 105 | | 105 | \$ 204,750.00 | BLOQUEADO |
| 4 | 3B | 2HAB- PH | 2 | 140 | 46 | 186 | \$ 296,000.00 | DISPONIBLE |
| 4 | 1C | 3HAB- PATIO | 3 | 128 | 70 | 198 | \$ 284,600.00 | DISPONIBLE |
| 4 | 2C | 3 HAB. | 3 | 128 | | 128 | \$ 249,600.00 | DISPONIBLE |
| 4 | 3C | 3HAB- PH | 3 | 170 | 53 | 223 | \$ 358,000.00 | DISPONIBLE |
| 4 | 1D | 3HAB- PATIO | 3 | 128 | 70 | 198 | \$ 284,600.00 | DISPONIBLE |
| 4 | 2D | 3 HAB. | 3 | 128 | | 128 | \$ 249,600.00 | DISPONIBLE |
| 4 | 3D | 3HAB- PH | 3 | 170 | 53 | 223 | \$ 358,000.00 | DISPONIBLE |
| 4 | 1E | 2HAB- PATIO | 2 | 105 | 70 | 175 | \$ 239,750.00 | DISPONIBLE |
| 4 | 2E | 2 HAB. | 2 | 105 | | 105 | \$ 204,750.00 | DISPONIBLE |
| 4 | 3E | 2HAB- PH | 2 | 140 | 46 | 186 | \$ 296,000.00 | DISPONIBLE |
| 4 | 1F | 2HAB- PATIO | 2 | 105 | 70 | 175 | \$ 239,750.00 | BLOQUEADO |
| 4 | 2F | 2 HAB. | 2 | 105 | | 105 | \$ 204,750.00 | BLOQUEADO |
| 4 | 3F | 2HAB- PH | 2 | 140 | 46 | 186 | \$ 296,000.00 | BLOQUEADO |

| BLOQUE | APTO. NO | TIPO | DORMITORIOS | METROS | TERRAZA | TOTAL METROS | PRECIO | ESTATUS |
|--------|----------|-------------|-------------|--------|---------|--------------|---------------|------------|
| 5 | 1A | 3HAB- PATIO | 3 | 128 | 60 | 188 | \$ 273,200.00 | DISPONIBLE |
| 5 | 2A | 3 HAB. | 3 | 128 | | 128 | \$ 243,200.00 | DISPONIBLE |
| 5 | 3A | 3HAB- PH | 3 | 170 | 53 | 223 | \$ 349,500.00 | DISPONIBLE |
| 5 | 1B | 3HAB- PATIO | 3 | 128 | 60 | 188 | \$ 273,200.00 | DISPONIBLE |
| 5 | 2B | 3 HAB. | 3 | 128 | | 128 | \$ 243,200.00 | DISPONIBLE |
| 5 | 3B | 3HAB- PH | 3 | 170 | 53 | 223 | \$ 349,500.00 | DISPONIBLE |
| 5 | 1C | 2HAB- PATIO | 2 | 105 | 70 | 175 | \$ 234,500.00 | DISPONIBLE |
| 5 | 2C | 2 HAB. | 2 | 105 | | 105 | \$ 199,500.00 | BLOQUEADO |
| 5 | 3C | 2HAB- PH | 2 | 140 | 46 | 186 | \$ 289,000.00 | DISPONIBLE |
| 5 | 1D | 2HAB- PATIO | 2 | 105 | 70 | 175 | \$ 234,500.00 | DISPONIBLE |
| 5 | 2D | 2 HAB. | 2 | 105 | | 105 | \$ 199,500.00 | BLOQUEADO |
| 5 | 3D | 2HAB- PH | 2 | 140 | 46 | 186 | \$ 289,000.00 | DISPONIBLE |
| 5 | 1E | 2HAB- PATIO | 2 | 105 | 70 | 175 | \$ 234,500.00 | DISPONIBLE |
| 5 | 2E | 2 HAB. | 2 | 105 | | 105 | \$ 199,500.00 | BLOQUEADO |
| 5 | 3E | 2HAB- PH | 2 | 140 | 46 | 186 | \$ 289,000.00 | DISPONIBLE |
| 5 | 1F | 2HAB- PATIO | 2 | 105 | 70 | 175 | \$ 234,500.00 | DISPONIBLE |
| 5 | 2F | 2 HAB. | 2 | 105 | | 105 | \$ 199,500.00 | BLOQUEADO |
| 5 | 3F | 2HAB- PH | 2 | 140 | 46 | 186 | \$ 289,000.00 | BLOQUEADO |

| | |
|----------------------------|------------|
| RESERVA | USD\$2,000 |
| SEPARACION Y FIRMA INICIAL | 10% |
| CONTRA ENTREGA | 30% |
| | 60% |

TABLA DE PRECIOS Y DISPONIBILIDAD CUARTA ETAPA

FECHA ENTREGA ESTIMADA - DICIEMBRE 2026

| BLOQUE | APTO. NO | TIPO | DORMITORIOS | METROS | TERRAZA | TOTAL METROS | PRECIO | ESTATUS |
|--------|----------|-------------|-------------|--------|---------|--------------|---------------|------------|
| 1 | 1A | 3HAB- PATIO | 3 | 128 | 60 | 188 | \$ 362,800.00 | DISPONIBLE |
| 1 | 2A | 3 HAB. | 3 | 128 | | 128 | \$ 332,800.00 | DISPONIBLE |
| 1 | 3A | 3HAB- PH | 3 | 170 | 53 | 223 | \$ 468,500.00 | DISPONIBLE |
| 1 | 1B | 3HAB- PATIO | 3 | 128 | 60 | 188 | \$ 362,800.00 | DISPONIBLE |
| 1 | 2B | 3 HAB. | 3 | 128 | | 128 | \$ 332,800.00 | DISPONIBLE |
| 1 | 3B | 3HAB- PH | 3 | 170 | 53 | 223 | \$ 468,500.00 | DISPONIBLE |
| 1 | 1C | 2HAB- PATIO | 2 | 105 | 70 | 175 | \$ 308,000.00 | DISPONIBLE |
| 1 | 2C | 2 HAB. | 2 | 105 | | 105 | \$ 273,000.00 | DISPONIBLE |
| 1 | 3C | 2HAB- PH | 2 | 140 | 46 | 186 | \$ 387,000.00 | DISPONIBLE |
| 1 | 1D | 2HAB- PATIO | 2 | 105 | 70 | 175 | \$ 308,000.00 | DISPONIBLE |
| 1 | 2D | 2 HAB. | 2 | 105 | | 105 | \$ 273,000.00 | DISPONIBLE |
| 1 | 3D | 2HAB- PH | 2 | 140 | 46 | 186 | \$ 387,000.00 | DISPONIBLE |
| 1 | 1E | 2HAB- PATIO | 2 | 105 | 70 | 175 | \$ 308,000.00 | DISPONIBLE |
| 1 | 2E | 2 HAB. | 2 | 105 | | 105 | \$ 273,000.00 | DISPONIBLE |
| 1 | 3E | 2HAB- PH | 2 | 140 | 46 | 186 | \$ 387,000.00 | DISPONIBLE |
| 1 | 1F | 2HAB- PATIO | 2 | 105 | 70 | 175 | \$ 308,000.00 | DISPONIBLE |
| 1 | 2F | 2 HAB. | 2 | 105 | | 105 | \$ 273,000.00 | DISPONIBLE |
| 1 | 3F | 2HAB- PH | 2 | 140 | 46 | 186 | \$ 387,000.00 | DISPONIBLE |

| | |
|---------------------------|-------------------|
| RESERVA | USD\$2,000 |
| SEPARACION Y FIRMA | 10% |
| INICIAL | 30% |
| CONTRA ENTREGA | 60% |

FOR MORE INFORMATION

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