



EL PORTILLO

EXCLUSIVE RESIDENCES

LAS TERRENAS • SAMANÁ



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INTRODUCTION

El Portillo Exclusive Residences, is the perfect place to Relaxation and enjoyment for the whole family in permanent contact with nature.

The elements that characterize El Portillo Exclusive Residences, like its beautiful beach with calm waters crystal clear turquoise and golden sand, combined with the lush vegetation of the Sierra of Samaná, which borders the project's surroundings, and the careful architectural design, were all conceived to respect the imposing nature, integrating the gardens and the charming natural lagoons.

LOCATION

It is located on the Las Terrenas – El Limón highway, 10 minutes from the town of Las Terrenas, being the destination of the most pristine beaches in the country, with a varied national and international gastronomic offer of the highest quality, bars, discos and charming cafes facing the sea.



ACCESSES

ACCESS ROADS

Access from the city of Santo Domingo and its Las Americas International Airport, are carried out through the comfortable and modern roads Juan Pablo II and Atlantic Boulevard, offering a panoramic view unique, just a two-hour drive from the city.



El Catey International Airport

Just 30 kilometers from El Portillo Exclusive Residences is El Catey International Airport, which has direct flights from the United States, Canada, Puerto Rico and Europe, with VIP lounges and facilities to receive private flights from all parts of the world.

BEACH CLUB AND RESTAURANT

The Beach Club is the perfect place for family fun, it has a swimming pool for children and adults, a children's play area, and an open room for events.

The restaurant has an extensive food and drink menu, as well as wood-fired pizzas and a BBQ available for the owners' use.

On the second level there is a gym with all the highest quality equipment.



ACTIVITIES

or 350 linear meters of beach, for swimming, snorkeling, kayaking, diving.

o Tennis court.

or Basketball Court.

or Beach Volleyball.



or Gym



ACTIVITIES IN THE AREA



DIVE

Samana and Las Terrenas



RINCÓN BEACH AND
COLD SPOUT

Samana



NATIONAL PARK
THE HAITISES

Samana



RAISED FALL

Samana



WATERFALLS AND RIVERS

Samana and Las Terrenas



BOATS

Samana and Las Terrenas



HORSES

Samana and Las Terrenas



BUGGY

Samana and Las Terrenas



FOURWHEEL

Samana and Las Terrenas



RESTAURANTS
BARS AND NIGHTCLUBS

Samana and Las Terrenas

ARCHITECTURE AND QUALITY

The architectural design makes reference to the natural environment and the lush vegetation of the area. It has a modern architecture, with rustic touches, spacious and comfortable spaces; as well as luxurious finishing details and all the necessary amenities for the enjoyment and comfort of your family.

Developed on a space of 170,000 square meters and with a beach front of 350 linear meters, this low-density tourist real estate development is presented, conceived for a high-end market.





CARPENTRY

ABROAD

It is made of treated pine wood in ceilings, pergolas, railings and lattice screens, painted with existing protective varnish to the agents atmospheric and UV rays.

INSIDE

Interior doors and baseboards in jequitiba wood, painted white, fittings and opening mechanisms Stainless steel silver. Bathroom furniture in Jequitiba wood painted white.



PAVEMENTS

General floor and bathrooms in polished travertine marble.

COATINGS

Bathroom cladding in natural travertine marble.

KITCHEN

Structure in water-repellent MDP with melamine panels.

TOPES

White quartz kitchen top.

Bathroom countertop in cream ivory marble.





INODORO



TOALLERO



BOTON PARA
TOALLA

SANITARY APPLIANCES

Premium One Piece Sanitary Ware or similar.

Accessories and taps from the Helvex brand or similar.



LAVAMANOS



MEZCLADORA
PARA LAVAMANOS



DUCHA



AIR CONDITIONING

FANCOIL

Carrier brand fan coil air conditioning system

Carrier brand handler with thermostat included.

SPLIT

Third room 1 Split air conditioning unit of 12,000 BTU from the brand Lenox, invest.

Split room air 24,000 BTU Lenox brand, inverter.





FRIDGE , STOVE ,
MICROWAVE AND EXTRACTOR
Frigidaire



DISHWASHER
Frigidaire

WHITE LINE FRIGIDAIRE



WASHER DRYER GAS
Frigidaire

FEATURES OF APARTMENT T10

- Views of gardens and lagoon
 - Third floor with elevator •
- One parking space
- Open locker
 - Living room, dining room, kitchen, laundry area, three bedrooms, three full bathrooms, two balconies, a terrace with a BBQ kitchen, and linen closet.



HALL

- L-shaped furniture, decorative cushions
- Two-seater armchair
- Wooden coffee table
- Rug
- TV cabinet
- 65-inch Smart TV
- Sonos speaker
- Ceiling fan
- Decorative elements, wall painting by Mexican artist



DINING ROOM

- Round wooden table with six chairs with design
- Credenza
- Ceiling lamp
- Decorative painting
- Table lamp
- Large jar with plant
- Wall shelf
- Wall mirrors
- Decorative elements



KITCHEN

- Two-door refrigerator with water and ice dispenser
- Breakfast bar with two chairs
- Stove with oven and four burners
- Dishwasher
- Double sink
- Extractor
- Household appliances.
- Complete crockery and pots
- Decorative accessories.



ROOM #1

- One king size bed
- Two nightstands
- TV cabinet
- 50 inch Smart TV
- Two night lamps
- Two wall lamps
- Round wall mirror
- Decorative elements
- Two decorative paintings
- Central air conditioning



ROOM #1 BATHROOM AND WALK IN CLOSET

- Two sinks
- Storage shelf
- Large mirror
- Lavatory
- Shower
- Dispensers
- Safety bar
- Towel racks
- Cedar-lined closet with wooden hangers.



ROOM # 1 BALCONY

- Roofed wooden pergola
- Outdoor set of two armchairs, one table
- Jar with plant
- Two exterior wall lamps



ROOM #2

- Two queen size beds
- Double size nightstand
- Bedside table lamp
- 4 decorative headboard pictures
- TV shelf
- 55 inch Smart TV
- Rectangular wall mirror
- Decorative elements
- Central air conditioning



ROOM #2 BATHROOM AND CLOSET

- Two sinks
- Storage shelf
- Large mirror
- Lavatory
- Shower
- Dispensers
- Safety bar
- Towel racks
- Closet lined with wood and wooden hangers.



ROOM #3 MEZZANINE

- Two full size beds
- Three-drawer dresser
- Round table mirror
- White armchair
- Floating nightstand
- Decorative elements
- Split air conditioning 12 thousand BTU
- Ceiling lamp



BATHROOM #3

- A sink
- Storage shelf
- Large mirror
- Lavatory
- Shower
- Dispensers
- Towel racks
- Extractor.



TERRACE •

Roofed wooden pergola.

- Outdoor furniture set in iron, wood and grey cushions
- High outdoor dining area with four chairs
- Ice cooler with wheels
- Decorative cement and fiber jar
- Two ceiling fans
- Built-in stainless steel BBQ
- Gas tank for BBQ
- Stainless steel storage shelves, countertop, sink
- Two exterior wall lamps



LAUNDRY AREA-LINEN CLOSET

- Gas washer dryer
- Shelving for storing detergents
- Wooden lined linen closet
- Ironing board and iron
- Three-level staircase



AMENITIES

SERVICE TO HOME

Different supermarket and restaurant applications.

Menu address from the clubhouse food, drinks and bottles of water.

INTERNET AND PHONE RESIDENTIAL

4G Internet everywhere the home with repeaters.
Cable TV.
Home phone.

SERVICES OF GARDENING AND CLEANING

Fumigation of common areas
Daily beach cleaning.
Garbage collection
Gardening.

SECURITY 24 HOURS

Security booth with permits access.
Security in the beach area and throughout the project.

GENERATOR ELECTRIC

We have private electric generator for the entire project in case of power shortage.

- o Beachfront project o Clubhouse and restaurant.
- o Tennis, basketball and beach volleyball court
- o Equipped gym
- o 24 hour security
- or Full Plant
- o Maintenance services
- o Apartment of 191 m2 + 22 m2 of net mezzanine
- o Fully furnished and equipped
- or 3 bedrooms or
- 3 full bathrooms
- o Living room, dining room, open kitchen, breakfast area, laundry area, linen closet
- o 2 balconies o
- 1 terrace with BBQ and BBQ kitchen o 1 parking
- space o 1 open
- locker
- o Third level with elevator
- o View of the natural lagoon and gardens



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THANK YOU