



## CASA DOS MUNDOS

Located in the lower part of downtown San Miguel de Allende, this mixed-use property represents an interesting opportunity both for those looking to invest and for those who want to live near the heart of the city with their own project. The ground floor offers two spacious commercial spaces with excellent street frontage and visibility, as well as a large interior courtyard with extraordinary potential: it can be transformed into a garden, an attractive common area for customers, or even integrated into a more ambitious commercial concept. The upper floor is the residential area, which has been architecturally enhanced to make the most of natural light. The spaces are bright, open, and comfortable. The rooftop offers views of the city, creating a charming contrast between urban dynamism and...

### BEDROOMS:

4

### BATHROOMS:

2

### CONSTRUCTION:

3,767 sq ft

### LAND:

3,606 sq ft

### PROPERTY FEATURES

- Garden
- View

**FABIAN**  
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CANAL, CENTRO, SAN MIGUEL DE ALLENDE

\$899,000 USD

