

# The Delana

*At Amrahia*



The Delana home plan welcomes you with a generous entry portico, offering enough space for outdoor bistro chairs, perfect for enjoying a morning coffee. Inside, the spacious master bathroom features a walk-in closet, double vanity, majestic shower, and a luxurious whirlpool tub. The dining room and great room seamlessly open to outdoor spaces, inviting you to relax on rocking chairs or a porch hammock, creating a warm, inviting atmosphere. The great room provides ample space for indoor entertaining, while the large kitchen, equipped with a large pantry, pass-through, ensures functionality and style. Two secondary bedrooms, thoughtfully separated by a split floor plan, share a hall bath, ensuring privacy and comfort. Welcome to the Delana!

**Contact: +233(0)247629900**

Take the Dodowa Road and turn right at Katamanso Junction, then make another right at Sodjaman Plaza. Continue straight along the road until you see the house on your left.

## Specifications & Features

- ◇ Total Area: 2635 sq. ft.
- ◇ Total Indoor Living: 1923 sq. ft.
- ◇ Garage: 400 sq. ft.
- ◇ Porch Patio: 312 sq. ft.
- ◇ Land Width: 70 ft.
- ◇ Land Depth: 100 ft.
- ◇ House Width: 45 ft. 4 in.
- ◇ House Depth: 68 ft. 8 in.
- ◇ Bedrooms: 3
- ◇ Bathrooms: 2
- ◇ Stories: 1
- ◇ Garage Bays: 2
- ◇ Garage Load: Front



## Features

- ⌌ 21-day water reservoir
- ⌌ Security doors
- ⌌ Automatic gate
- ⌌ Automatic garage door
- ⌌ Whole house instant water heater
- ⌌ Soft close cabinets
- ⌌ Crown molding throughout
- ⌌ Stone kitchen counter tops
- ⌌ Air conditioning
- ⌌ Automatic lawn mower
- ⌌ Security camera
- ⌌ Spa-like master bathroom
- ⌌ His and hers master sinks
- ⌌ Walk-in closets throughout
- ⌌ Large pantry
- ⌌ Dedicated laundry area
- ⌌ Private patio
- ⌌ Sprinkler system
- ⌌ Available HOA