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**SOLD-VENDIDO**



**Luxury house with private pool, Green views,  
clubhouse with sports fields, in gated community  
Aqua, Cancun, for sale.**

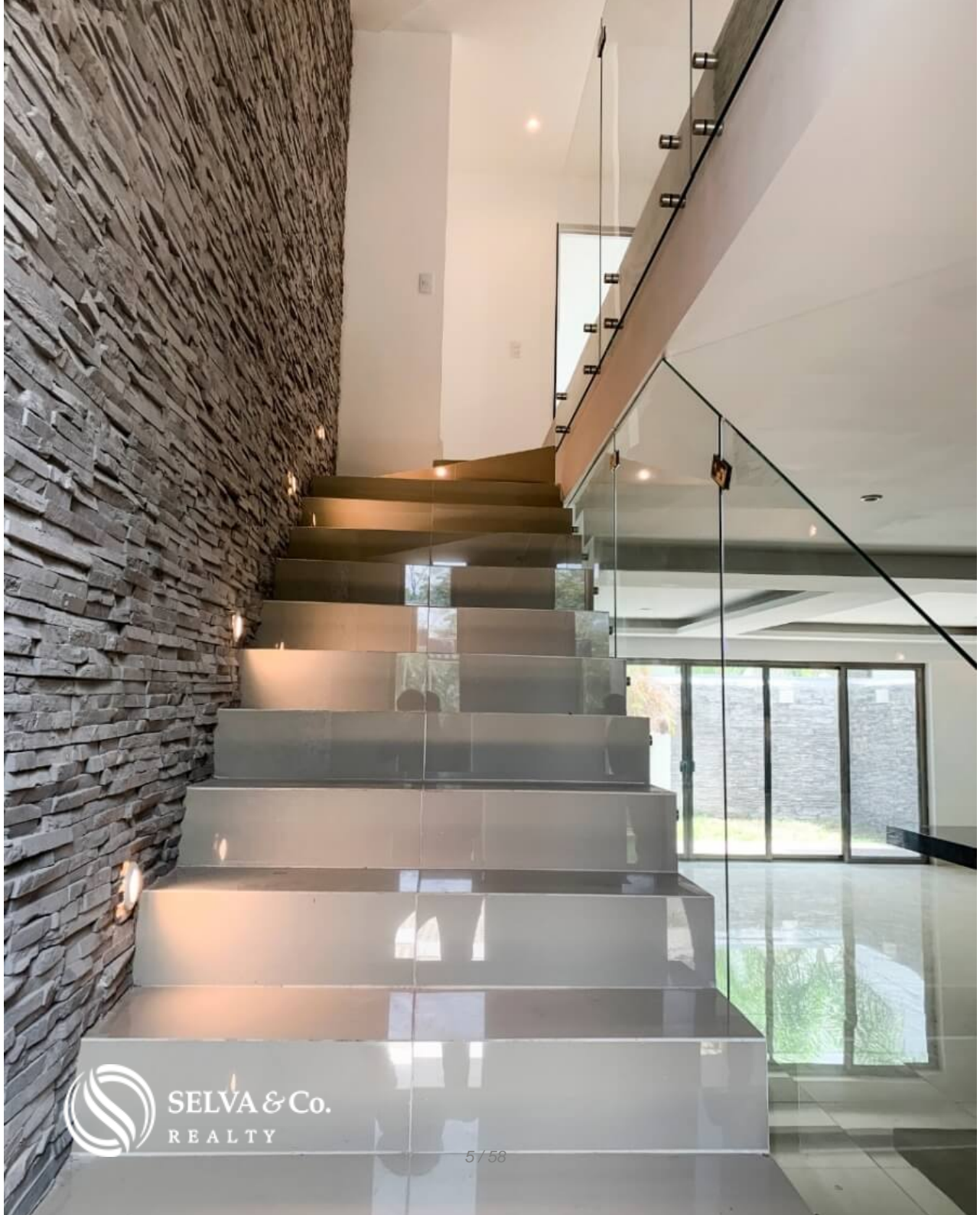
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<i>Zone: Av huayacan</i>	<i>Type: Houses</i>
<i>Bedrooms: 3</i>	<i>Bathrooms: 3.5</i>

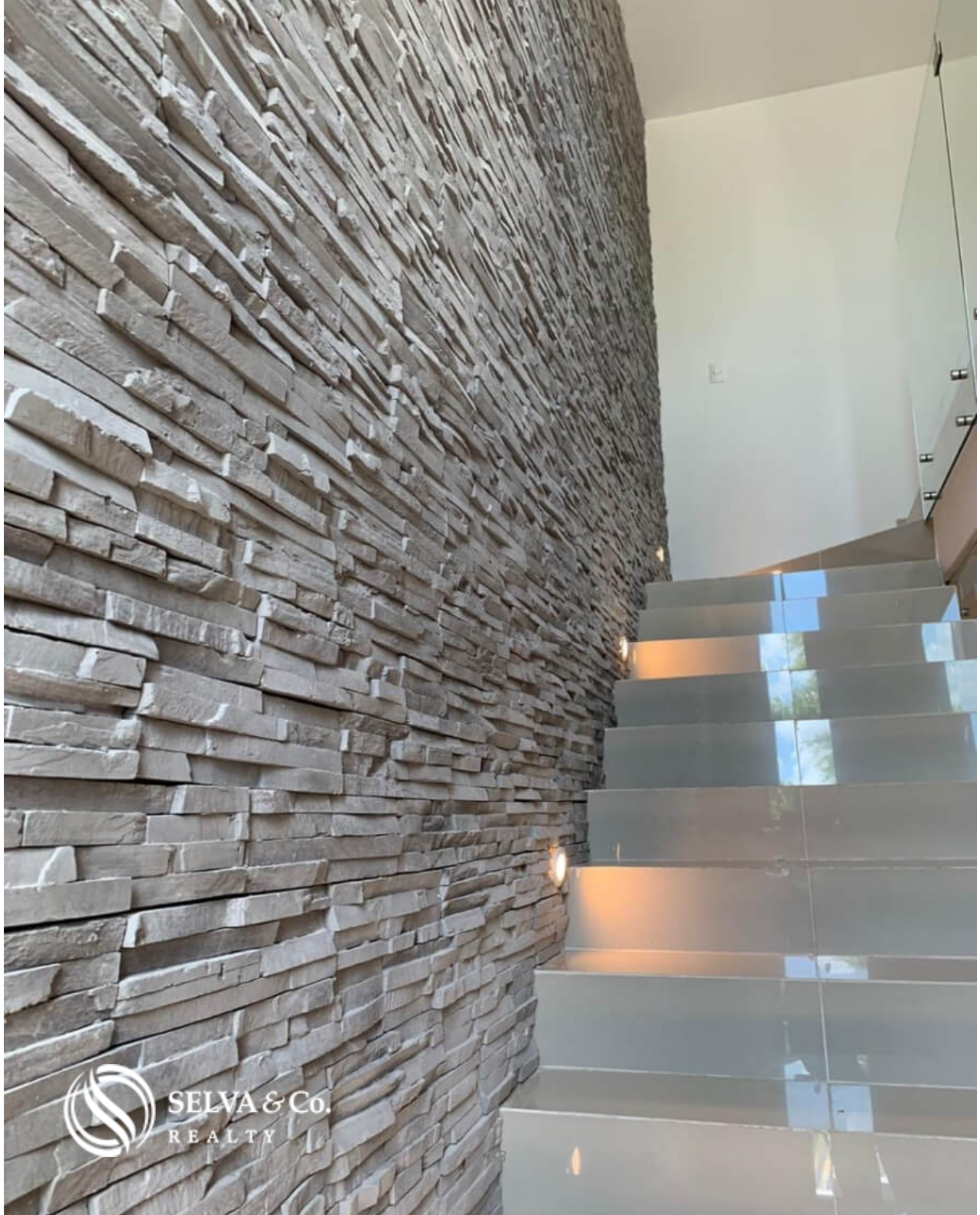
**SOLD-VENDIDO**





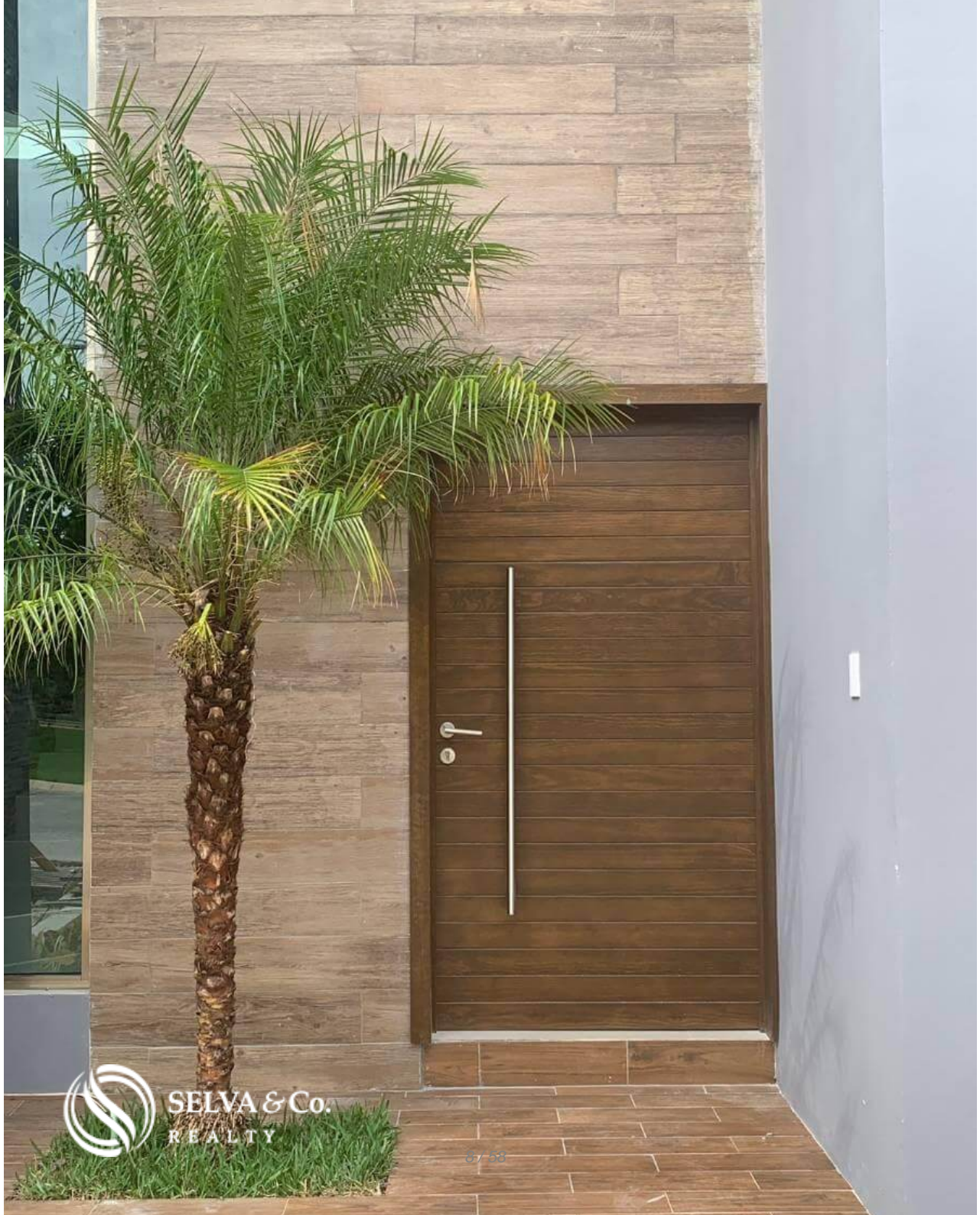
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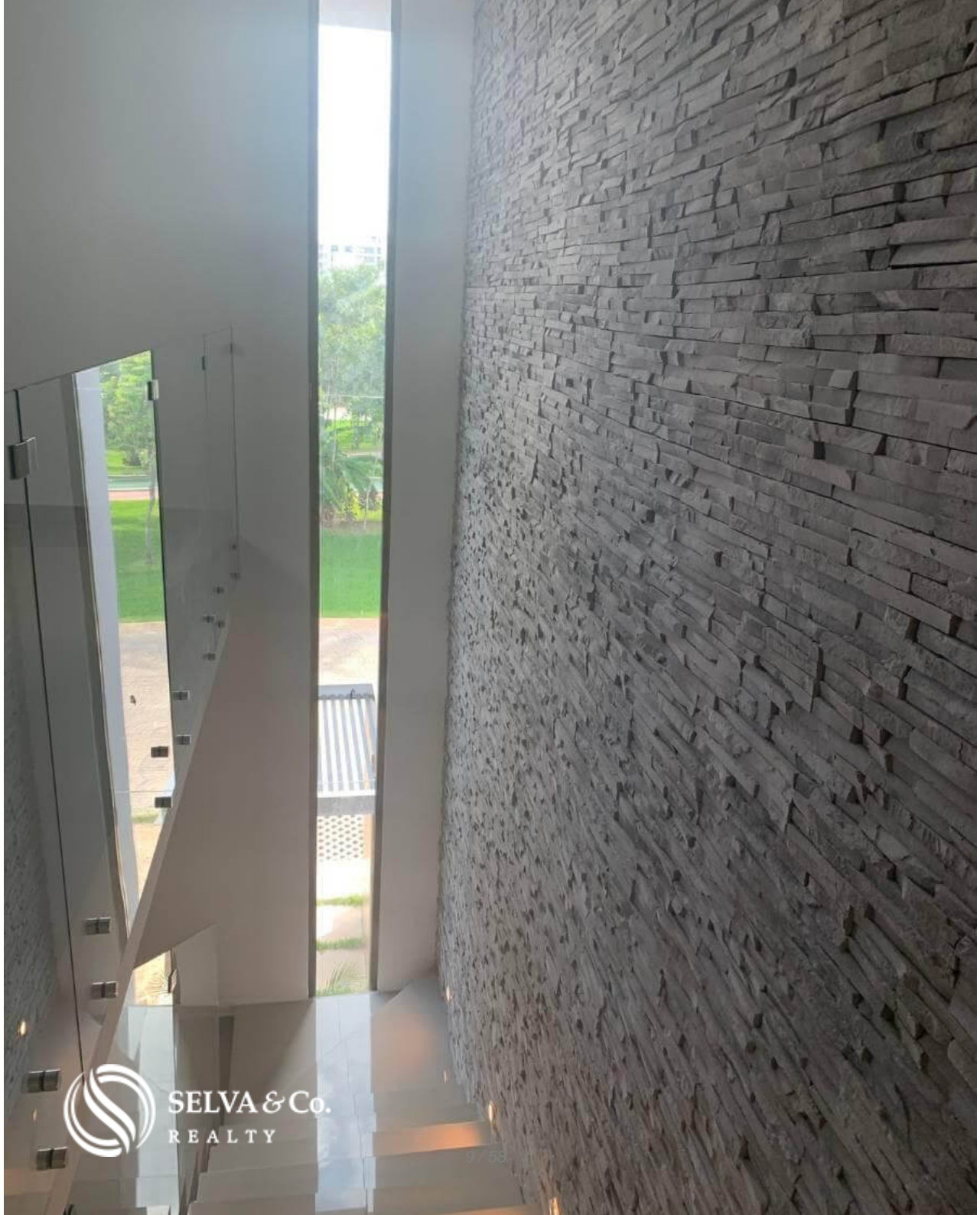


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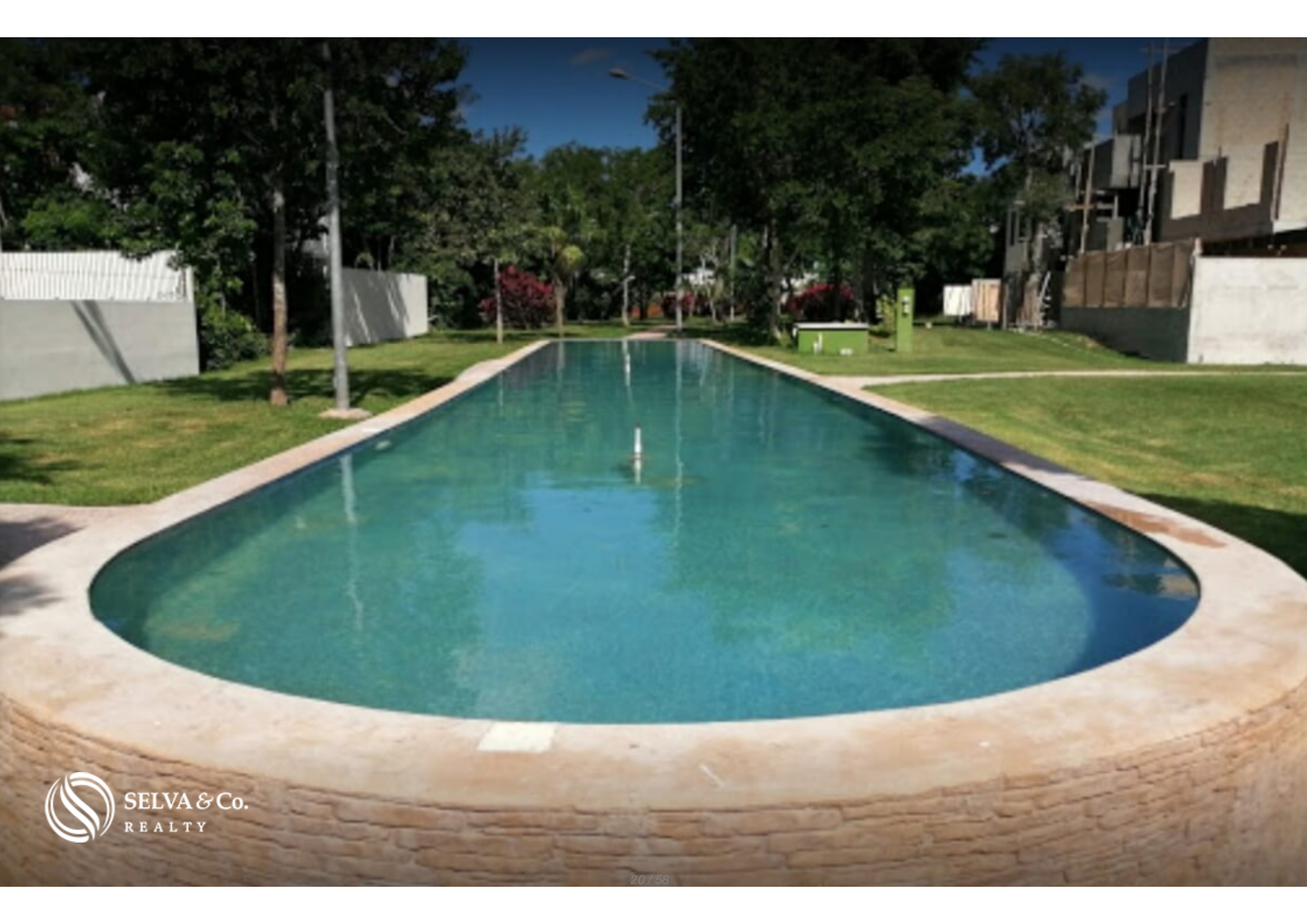








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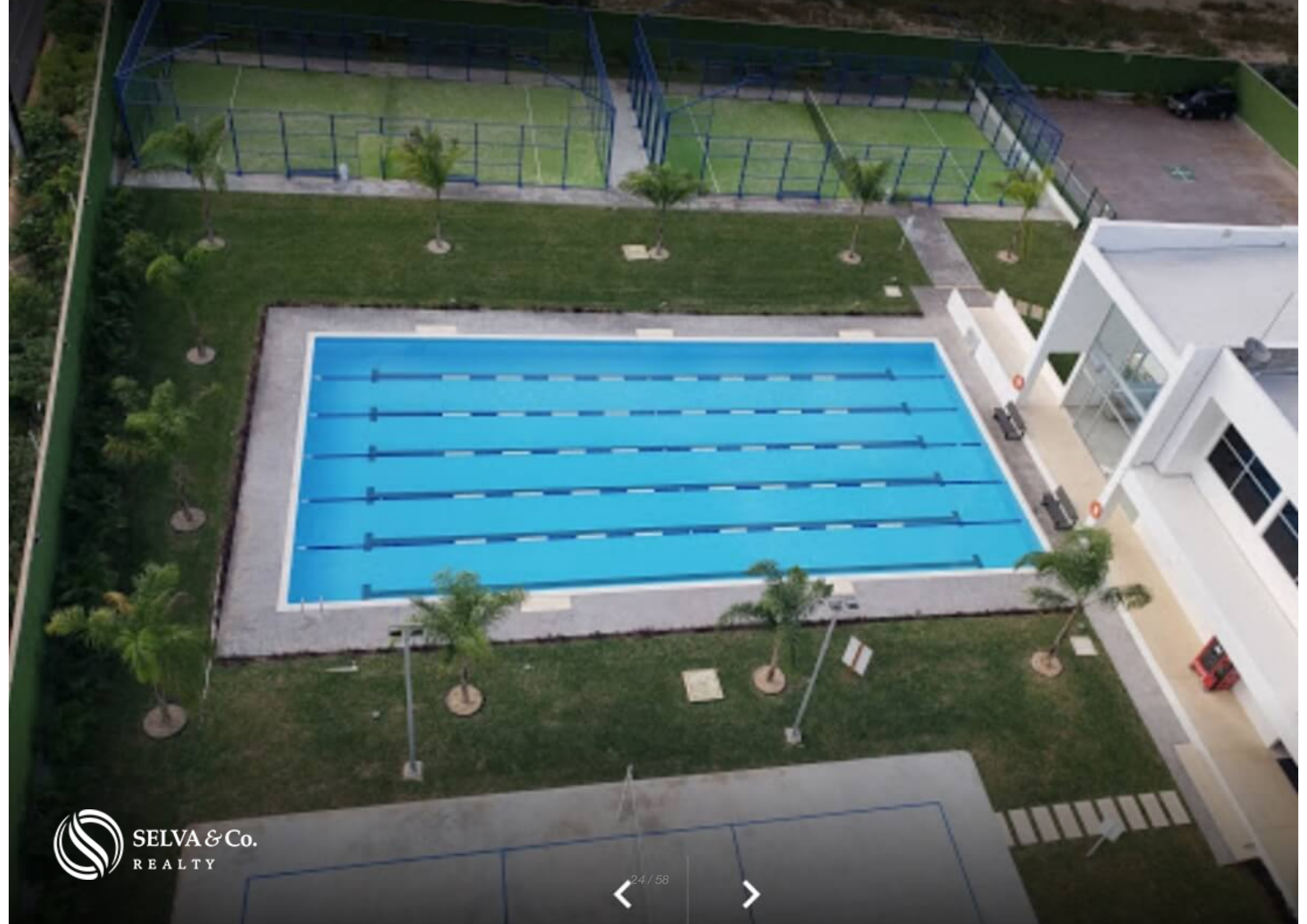




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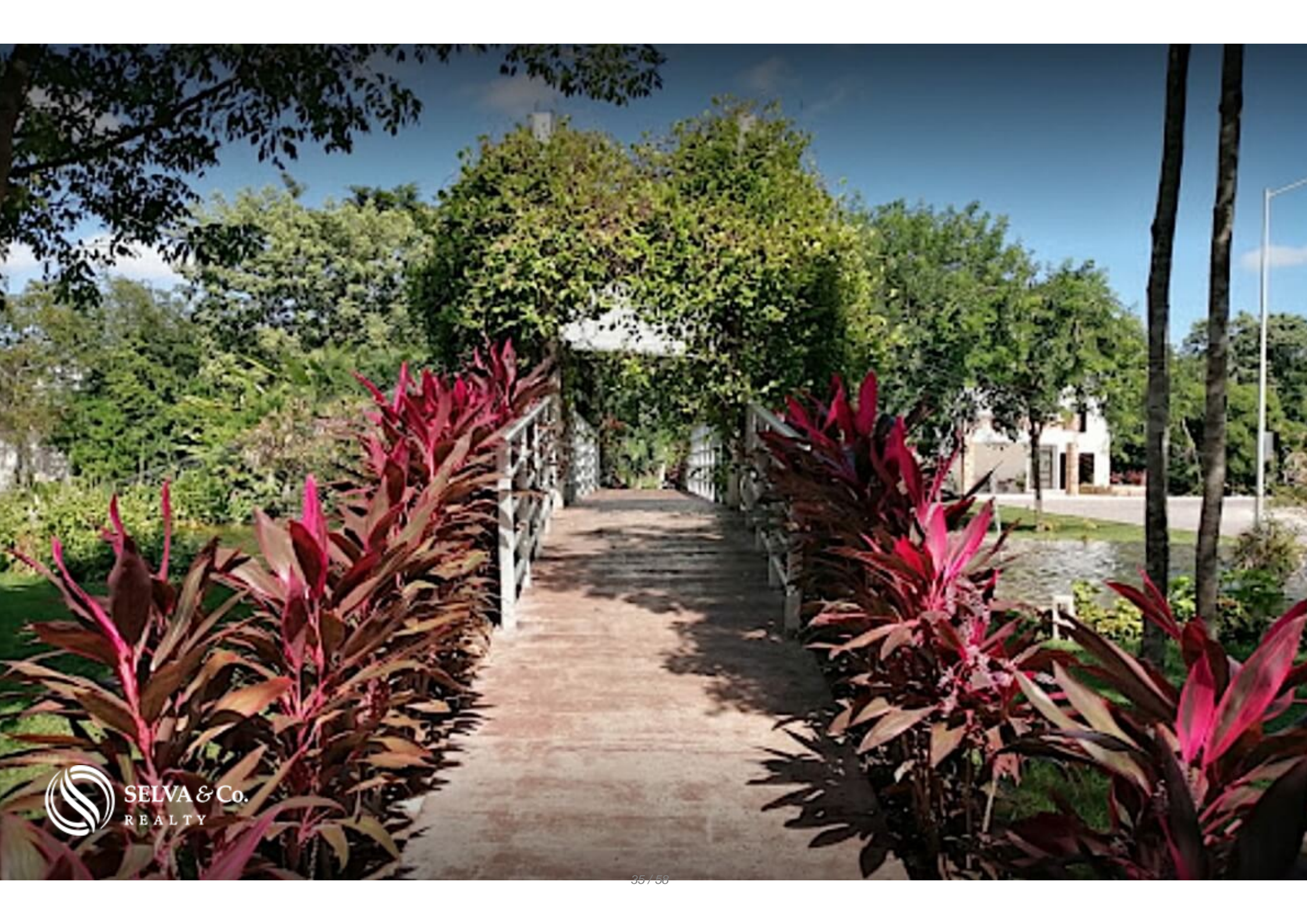






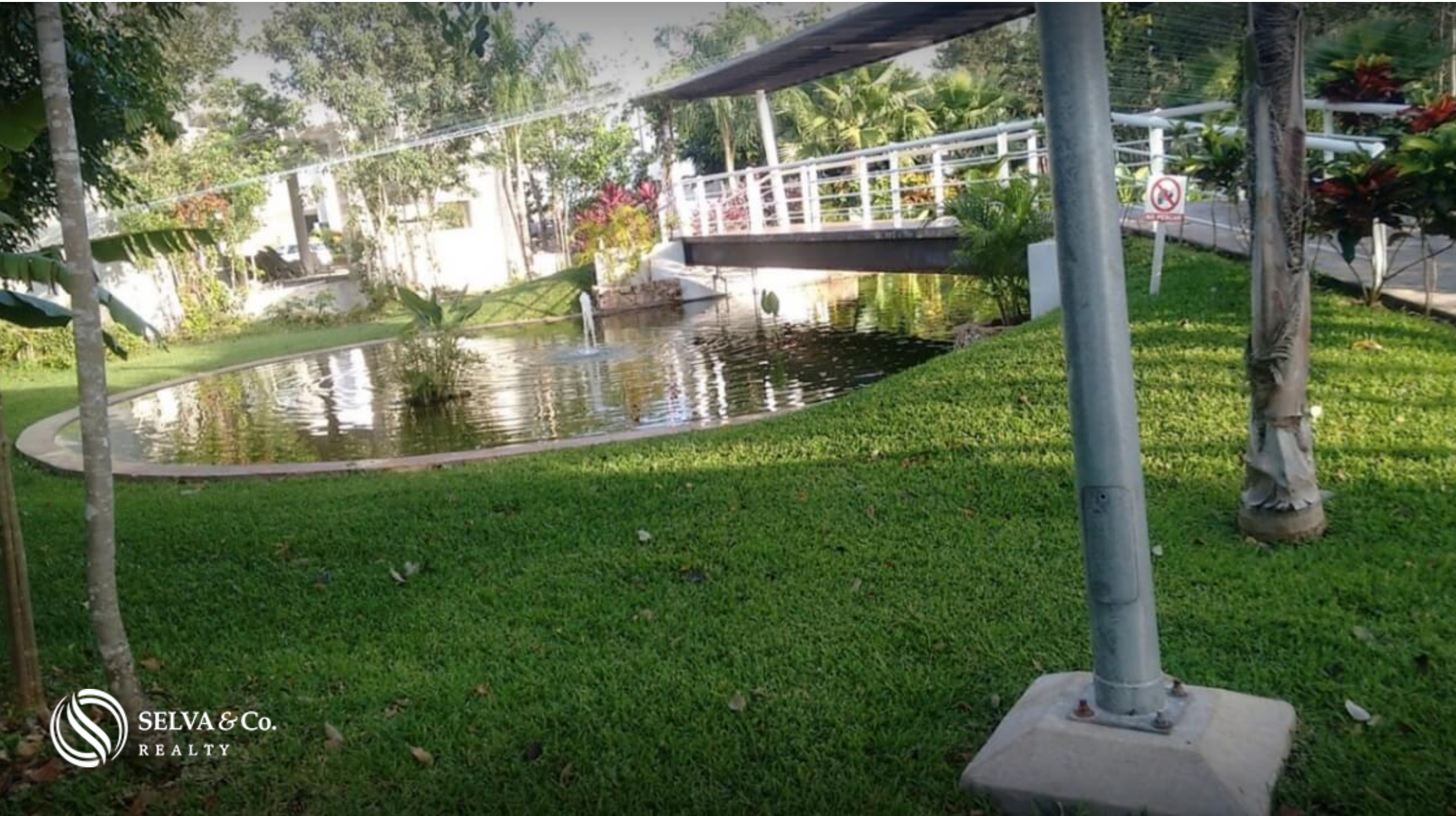








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## Description

MLS-ARCA205

Luxury house with private pool, Green views, clubhouse with sports fields, in gated community Aqua, Cancun, for sale.

Magnificent 3 bedroom residence with premium location within "Aqua Residencial" Cancun.

## ABOUT THE RESIDENCE

Magnificent residence for sale in Aqua Residencial, it has 3 bedrooms, a TV room, a study area and terraces.

Intelligently distributed over 3 levels.

Embellished with luxury finishes, it also has a premium location within the gated community with frontal views of green area; and the best, with the most competitive price per square meter in the community.

Open-plan built in kitchen, with central island and breakfast bar, semi-equipped.

## ENJOY THE OUTSIDE

Gated community planned to enjoy outdoors and promote an active lifestyle, with sports courts, recreational parks, cycle path, gardens, water mirrors to enjoy a beautiful view while you walk through your neighborhood.

## FOR WATER LOVERS

In addition to having a private pool in your house, you can enjoy the common areas with water, a semi-olympic pool, water playground for children (kids fun-tain), water mirrors with bridges and gardens with fountains that you can enjoy while taking a walk around your neighborhood. Only 20 minutes from the beach.

## FINISHES

- Large-format porcelain floors.
- Stone ornaments on interior walls.
- Granite countertop.
- LED lighting.
- Tempered glass in bathrooms and railings.
- Submersible pump and cistern.

## LOW LEVEL

- Living room.
- Dining room.
- Equipped kitchen.
- Cupboards.
- Half bath.
- Laundry area.
- Private pool.
- Interior garden.
- 2 car garage.

## FIRST LEVEL

- TV room.
- Office area.
- Bedrooms 1 and 2 each with walking closet and full bathroom.
- Bedroom 1 Terrace and Bedroom 2 Balcony.

## SECOND LEVEL

- Master bedroom with walking closet and full bathroom.
- Large terrace.

## ABOUT AQUA GATED COMMUNITY

Private residential complex located in one of the most privileged areas of Cancun, with great added value and quality of life. Huayacán Avenue.

Aqua residential is a unique concept of its kind, with excellent urban design and facilities, it has 24-hour security, controlled access, large green areas, with an impressive presence of water through mirrors, fountains and lakes.

For a great outdoor conviviality or as sports lovers, you can enjoy a clubhouse with a semi-Olympic pool, gym, paddle and multipurpose courts, snack bar and reception.

Close to easily accessible avenues, schools, shopping malls, hospitals and banks, and just 20 minutes from the Hotel Zone, 10 minutes from the International Airport and 13 minutes to the city center.

## AQUA AMENITIES

- Clubhouse with sports fields.
- Kids fun-tain.
- Linear park.

- Infinity bike path.
- 24 hour security.
- Controlled access.
- Large gardens.
- Water mirrors with bridges.

## CLUB HOUSE AMENITIES

- Semi-Olympic pool.
- Gym.
- 2 paddle tennis courts.
- Multipurpose court.

- Dressing rooms.
- Bathrooms with showers.
- Snack bar.
- Reception.
- Green areas.

## HOUSE DETAILS

- Price: \$ 5,950,000 Mexican Pesos (297,500 USD)
- Location: Aqua Residencial
- Area: Huayacán
- Bedrooms: 3 + TV room + office area

- Bathrooms: 3.5
- Levels: 3
- Parking: 2
- Land: 200 m2
- Construction: 365 m2

If you want to know more details, or an appointment to visit your new house in Aqua, contact us. It will be a pleasure to advise you on your next investment in Cancun.

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## Property details

- Garden
- Luxury finishes
- Terrace
- Lap pool
- Private Pool

## Amenities

- Controlled access
- Security 24/7
- Gym

# Location





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