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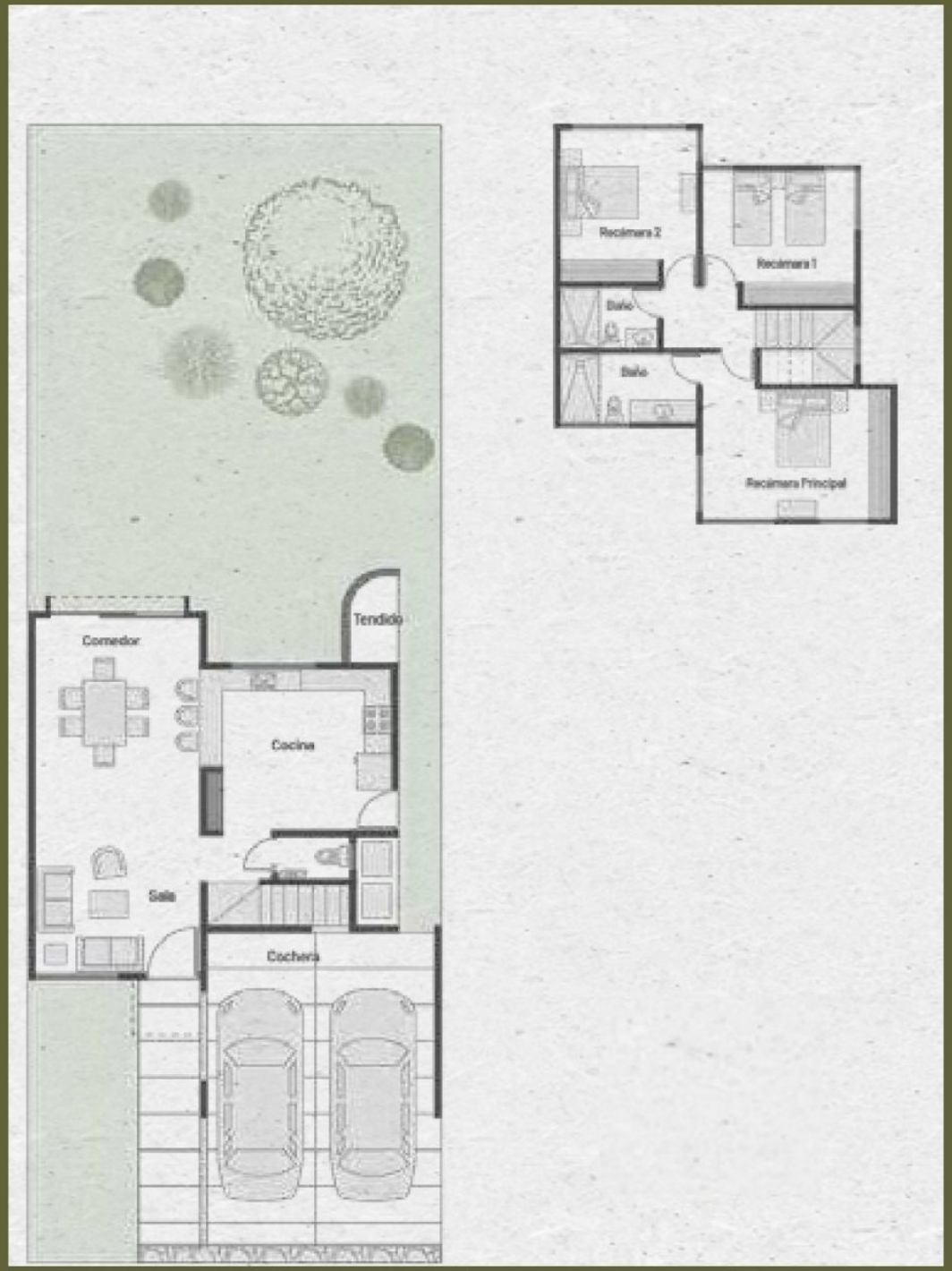
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House for sale, central park, green areas, pre-construction, CD Caucel, Mérida

ID: DME294-4	*Location: Yucatán*
Zone: Merida	*Type: Houses*
Bedrooms: 2	*Bathrooms: 1.5*
Levels: 2	*Parking(s): 2*
Construction: 140 m2 / 1,506.96 ft	*Land: 114 m2 / 1,227.10 ft*


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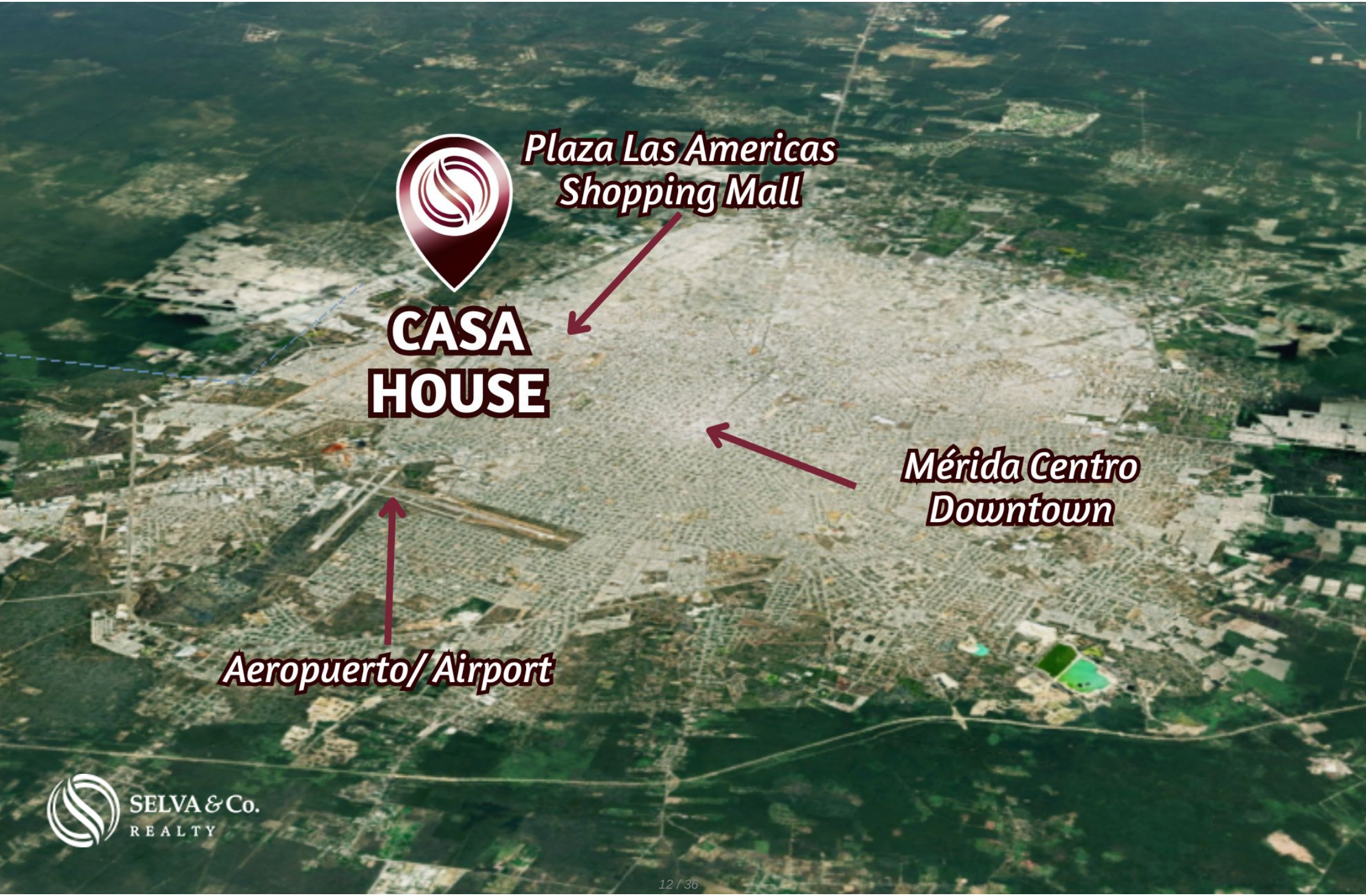

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STARBUCK
Ermenegildo Zegna
EVERMOTION
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Centro de Merida

Merida Center

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Plaza La Américas
Shoppoing Mall
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Description

DME294-4

House for sale, central park, green areas, pre-construction, CD Caucel, Mérida

House for sale in Mérida designed for those looking for a lifestyle surrounded by nature and comfort. This residence offers spacious interiors that harmoniously connect with a green environment full of recreational areas.

Located in a Gated community, you will enjoy bike lanes, wide avenues, and a central park with exclusive amenities. Just minutes from the Periférico, the property has a strategic location that provides easy access to the main points of the city, surrounded by services and shopping options.

FOR THE LITTLE ONES

This development is family-friendly environment with a dedicated playground for

kids.

KEEP IN SHAPE

Exercise in the outdoor functional gym, play on the paddle court or the multi-use sports court, enjoy the outdoors on the trails, practice yoga in the dedicated park, have fun at the skate park, or simply relax in the impressive green areas. There will be a different activity to enjoy each day, all just steps away from your residence.

PET FRIENDLY COMMUNITY

This pet-friendly community includes an exclusive area where your pet can socialize and roam in a controlled, special environment.

AMENITIES AND SERVICES

Controlled access

24/7 security

Trails

Yoga Park

Pet Park

Outdoor functional gym

Paddle courts

Multi-use sports court

Children's playground

Skate Park

Social area

Clubhouse

CLUBHOUSE

This development offers a wide range of amenities, including a clubhouse.

CLUBHOUSE AMENITIES

Event room

Lounge terrace

Gym
Game room
2 meeting rooms
Spinning area
Boxing area
Yoga area
Lounge/reception area

FEATURES OF THE HOUSE

Two-story house: Spacious and well-distributed, perfect for families seeking comfort and functionality.

Bright house: Designed to maximize natural light with floor-to-ceiling windows, ample spaces, and access to the patio or terrace, ideal for an indoor-outdoor lifestyle.

Service patio: Practical and functional space designed for household tasks, with easy access to laundry and storage areas.

Covered terrace: Ideal for enjoying the weather, perfect for gatherings with friends and family. (Ask about availability)
Pre-installations for air conditioning, TV, telephone, and internet.
Private parking: Space for two cars.
Laundry area: (Ask about availability)
Front garden
Storage room

LOCATION
Pre-construction house in CD Caucel, Mérida, Yucatán, Mexico.
15 minutes to Plaza Las Américas.
25 minutes to Downtown Mérida.
20 minutes to Mérida International Airport.

PRE-CONSTRUCTION INVESTMENT
Pre-sale house with an estimated delivery date: 2025.

OFFICIAL PRICE

The official price of this property is in Pesos, prices in US dollars are provided as a reference. For purchase, the exchange rate of the day will be applied.

The images used for this advertisement are from the general project and do not correspond to any particular residence.

Prices may vary according to the progress of construction. Prices are subject to change without notice. Contact us to send you the price list and updated information.

Schedule your appointment to visit the area or call us to answer your questions.

#Merida #Meridaproperties #Meridalistings #selvacorealty #Meridarealestate #realestateMerida #realestateunder200k #Meridaunder200K #Petfriendlyrealestate

#housesforsaleMerida

Amenities

- Clubhouse
- Paddle tennis
- Yoga area
- Gym
- Security 24/7

Location


CHEDRAUI
MERIDA CAUCEL
CAUCEL
C. 31
HOGARES
CAUCEL
C. 62
281
Little Caesars
Bodega Aurrera,
Glorieta Caucel
CD CAUCEL
Jardín Mastache
Hacienda
Anikabil
Parque
Arqueo-Botánico
Anikabil
Walmart
Periférico Mérida
Perif. de Mérida Lic. Manuel Ber.
RESIDENCIAL
PENSIONES
HACIENDA
CHENKÚ
C. 35 Diag.
C. 19
C. 7
RESIDENCIAL
PENSIONES V
Plaza Dorada
EL PORVENIR
C. 50
Soriana Híper Canek
NORA QUINTANA
Central de Abastos
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