





## Condo with panoramic view, pool, gym, pre-construction, North Zone, Mérida

<i>ID: DME206-2</i>	<i>Location: Mérida</i>
<i>Zone: North Zone</i>	<i>Type: Condos</i>
<i>Bedrooms: 2</i>	<i>Bathrooms: 2.5</i>
<i>Construction: 166 m2 / 1,786.82 ft</i>	





SELVA & Co.  
REALTY













SELVA & CO.  
REALTY





SELVA & Co.  
REALTY



















**Progreso**



**DEPARTAMENTO  
APARTMENT**

**Mérida Centro  
Downtown Mérida**

**Aeropuerto Internacional de Mérida  
Merida International Airport**













































## Description

DME206-2

Condo with panoramic view, pool, gym, pre-construction, North Zone, Mérida

Exclusive apartment for sale, located in the heart of a private and secure gated community. With extensive green areas and an organic urban design, this space offers a serene and spacious environment that invites an active and outdoor lifestyle.

Enjoy privacy and security with controlled access and 24-hour surveillance. Additionally, take advantage of the wide avenues, jogging trails, and six theme parks that highlights this vibrant community.

Discover a first-class integrated lifestyle, just 20 minutes from the Yucatan coast. A



pace where each day is a new experience full of sports and recreational activities.

## TERRACE

The apartment features a private terrace that becomes an additional space or an extension of your home.

## COMMON POOL

Discover a common pool with sunbathing area where you can enjoy with your loved ones and cool off all day long.

## STAY IN SHAPE

Exercise in the gym, play on the paddle court, enjoy the outdoors on the jogging trails and contemplate the green areas, or simply relax by the pool. You'll have a different activity to do each day, all just steps away from your residence.

## ENTERTAINMENT



Enjoy your private events or socialize at community events on its covered and semi-covered terraces equipped with entertainment bars, barbecue areas with tables, chairs, and lounge areas.

### COWORKING AREA

Working from home has never been better. Enjoy a quiet space with internet, ideal for working in a relaxed atmosphere.

### PET FRIENDLY

This development is pet-friendly, featuring a pet park area dedicated especially for your pet to socialize and have fun in a safe and controlled environment.

### SHOPPING CENTER

Discover the Central Patio, a meeting point for residents that will offer access to a variety of shops and services, such as a café, restaurant, dry cleaner, bank, pharmacy, supermarket, co-working spaces, offices, among others. Residents can



easily access it on foot or bike, promoting an active lifestyle and connecting with the community.

## AMENITIES AND SERVICES

Lobby with concierge service

Motor lobby

Covered terrace

Gymnasium

Paddle tennis court

Co-working spaces

Lounge bar

Swimming pool

Sunbathing areas

BBQ and grill area

Gardens

Central Patio



Covered parking

Guest parking

## THEME PARKS

Sports Park

Green Park

Pet Park

Reading Park

Relaxation Park

Water Park

## FEATURES AND FINISHES

Built-in kitchen with walnut finish cabinets and granite countertop.

Stainless steel sink with single lever faucet.

Electric stove and extraction hood.

LED lighting throughout the property.



Inverter A/C mini-splits in living room and bedrooms.

Water with hydro pressure.

Bathrooms with vanity and walnut finish cabinets.

Marble countertops in bathrooms.

Marble floors throughout the property.

Wood-type flooring on terraces.

European line aluminum windows.

Walk-in closets.

## FEATURES OF THE APARTMENT

### Panoramic Views

Private Terrace: A spacious outdoor area exclusively for your use.

Bright Apartment: Designed to take advantage of natural light, with floor-to-ceiling windows, spacious rooms, and a large terrace perfect for enjoying views.

Master Bedroom: en-suite bathroom with double sink, large walk-in closet.

Laundry Room: Dedicated space for household tasks with comfort and efficiency.



Controlled Access and 24-Hour Security: Enjoy peace of mind and security at all times.

Storage Room: Safely store your belongings.

Covered Parking

## LOCATION

Apartment for sale in the North Zone of Mérida, Yucatán

In a gated community, with wide streets and avenues that feature amenities and communal areas.

30 minutes from Mérida International Airport.

30 minutes from downtown Mérida.

20 minutes from the Yucatan coasts.

15 minutes from shopping malls "La Isla" and "Galerías Mérida".

## PRE-CONSTRUCTION INVESTMENT



Apartments in pre-sale.

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

Some items and finishes may or may not be included depending on the final agreement with the seller.

If you want to learn more about the real estate market in the area of Zona Norte; contact us we will be happy to help in your new investment in Mérida.

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.

Prices may vary depending on the progress of construction. Prices are subject to change without prior 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 #Petfriendlyrealestate #condoforsaleMerida  
#preconstructioncondosMerida #presalecondosMerida #penthousesMexico  
#Penthouselifestyle #penthouse realestate



## Property details

- Integral Kitchen
- Marble floor
- Terrace
- Laundry room
- Private Pool
- Walking closet

## Amenities

- Controlled access
- Security 24/7
- Lobby
- Swimming Pool



## Location







**SELVA & Co.**  
REALTY

MX 984 803 2058 / US 805 308 2900  
[www.selvacorealty.com](http://www.selvacorealty.com)