

“Live Paradise and Generate Extra Income.” Hotel Zone Cancún



Escanea para ver la propiedad



Información general

Ubicación	Tipo de propiedad	Tipo de operación	Precio
Cancún	Homes	Rent	\$125,000.00 MXN
Recámaras	Baños	Área del terreno	Área de construcción
5	7	754.94 m ²	767.54 m ²

Descripción

Rent with permission to sublease

“Your Home and your business facing the famous Bojorquez Lagoon in the Heart of the Spectacular Hotel Zone of Cancun”

In the vibrant heart of the Hotel Zone of Cancun, there is a unique residence, fully furnished, that combines luxury, comfort and an incomparable investment opportunity.

This property, carefully designed and maintained in detail, offers the best of both worlds: a home to enjoy with the family and commercial spaces that work on their own.

With more than 760 m² of construction on a 754 m² lot, this single-family home facing the spectacular Bojorquez lagoon redefines the concept of exclusivity.

The main residence has three impeccably decorated bedrooms with en suite, large common spaces with wooden floors and a kitchen equipped with high-quality finishes. Every corner reflects style and comfort, ideal for those looking to move in immediately and enjoy a paradisiacal environment ensuring comfort for all.

The exterior is simply unique: A large and spacious terrace on the first floor with a beautiful wooden floor, equipped with a dining area, lounge chairs for relaxing at any time of day with views over the pool and the magnificent garden.

A 300 m² tropical garden surrounded by local flora and fauna, with a large crystal-clear pool, space for sunbathing, and an entertainment area that includes a lounge under the beautiful palm trees and a barbecue area.

And if that were not enough, the garden is complemented by a large private dock of 18 x 4.5 meters with a palapa that invites you to explore the lagoon or enjoy the unique Caribbean sunsets from your hammock or wooden swing.

But this property is not just a place to live, it is a potential investment. On the ground floor, two separate commercial spaces offer the flexibility to adapt to any need: offices, gym, yoga room, vacation rental... The possibilities are endless! In addition, it has parking for five vehicles.

Sustainability and security are the protagonists. With 60 solar panels that reduce energy consumption by up to 80%, aluminum hurricane shutters and hurricane shutters, this house is prepared for any eventuality, while

the rainwater collection system adds a touch of environmental efficiency.

This is more than a house, it is a unique opportunity to live in paradise while generating additional income. Its privileged location in the Hotel Zone, combined with the multiple options it offers, make this property an unrepeatable gem.

Don't miss this opportunity! Come see it and discover how this great residence can become your new home or the investment project you were looking for. Facing the lagoon, the future is as bright as the waters of the Caribbean.

DETAILED DESCRIPTION:

Interior PA

- Entrance hall
- Main living room
- TV room/study
- Dining room
- Kitchen with very bright breakfast area
- Laundry area
- Service patio/clothesline and access to the roof terrace
- Maid's room with full bathroom
- Master bedroom with dressing room and bathroom with tub, double shower and private terrace/sundeck

- 2 more bedrooms with dressing room and full bathroom (one of them with jacuzzi) with shared private terrace.
- Covered terrace for living room and dining room with direct access to the pool and garden.

Interior of PB

- Multipurpose room/gym of 85m² with 1/2 bathroom, storage room and closet, With independent entrance to the front and direct exit to the terrace/garden and pool.
- 85m² loft with 2 full bathrooms and closet, with independent entrance and exit to the terrace/garden and pool
- These two areas, due to the use of the land, can function as offices or a store if required.

Special equipment

- Photovoltaic equipment with 60 solar panels working and generating an energy saving of 80% in the total consumption of the house.
- Air conditioning equipment in all areas of PA and PB
- Rainwater collection with a capacity of 40m³
- Anti-cyclonic aluminum curtains in all windows
- Green tinted and anti-hurricane glass in all windows 6mm+3mm and plastic film.

Exterior

- Outdoor parking with a base for shade mesh for 5 cars • Indoor covered parking for 2 cars and 2 cars without shade.
- In front, entrance with pond and aluminum gazebo with hardwood deck.
- Solar energy control warehouse
- Maintenance warehouse
- Security room with full bathroom
- Roofed rear terrace, equipped with granite grill • Pool with 8m x 6m wading pool
- Sun lounge area, palm trees and a sun bed with shade
- 300m2 garden facing Bojorquez Lagoon within the Federal Zone granted for 608.85m2.
- 18m x 4.50m dock and 4.50 x 4.50m palapa in the lagoon
- Space with a fence for pets.
- 18m x 4.50m dock and 4.50 x 4.50m palapa in the lagoon

Amenidades

- | | | |
|--------------------|---------------------|-------------------|
| ✓ Administration | ✓ Air Conditioning | ✓ Commercial Area |
| ✓ Gardens | ✓ Green Areas | ✓ Gym |
| ✓ Jacuzzi | ✓ Lagoon View | ✓ Laundry Room |
| ✓ Maids Quarters | ✓ Multipurpose Room | ✓ Parking |
| ✓ Pool | ✓ Private Dock | ✓ Storage Locker |
| ✓ Sun Taining Area | | |

Ubicación

