

## Land for Sale in Punta Vista - Puerto Morelos



Escanea para ver la propiedad



### Información general

<b>Ubicación</b>	<b>Tipo de propiedad</b>	<b>Tipo de operación</b>	<b>Precio</b>
Puerto Morelos	Lots	Sale	\$1,280,000.00 MXN
<b>Recámaras</b>	<b>Baños</b>	<b>Área del terreno</b>	<b>Área de construcción</b>
		160 m <sup>2</sup>	m <sup>2</sup>

### Descripción

Your place in the Caribbean, where tranquillity and luxury meet.

Imagine waking up every day in a peaceful setting, surrounded by nature, the sea breeze, and with the security of investing and perhaps even living in one of the most exclusive residential areas in Puerto Morelos: Punta Vista.

Enjoy a peaceful setting, surrounded by nature, where flora and fauna provide peace and serenity. With an attractive mix of nationalities among the neighbours, anyone will feel at home.

In addition to all these attractions, this property offers an excellent investment, whether for your retirement or using it in the way that best suits you with a forward-looking vision.

Whether you decide to treat it as an investment for the future, build your dream home, or simply support your household budget with a small construction for vacation rentals in the highly desirable port of Puerto Morelos.

The options are numerous, but all are highly beneficial.

In conclusion, this fantastic property offers a wide range of opportunities for profitable and fruitful use. Punta Vista is a residential community of private single-family homes in a flat development, with great potential for significant appreciation.

### **Punta Vista Residential**

A planned development for those seeking quality of life, harmony, and a secure investment. Among its advantages and amenities, you will find:

- Controlled access and 24/7 security, for your peace of mind and that of your family.
- Green areas and manicured landscaping, inviting calm and well-being.
- Pool with palapa, social and recreational space to enjoy with your loved ones.
- Strategic location, just minutes from the Caribbean Sea, downtown Puerto Morelos, and the Cancún-Playa del Carmen highway.

## **The Lot - 160 m<sup>2</sup> an Opportunity**

This 160 m<sup>2</sup> lot is the perfect canvas for building your dream home or for a forward-thinking investment.

Some of its advantages:

- Privileged orientation that allows for excellent ventilation and natural light, with an exceptional location in front of the pool and a beautiful common area. Just steps away from common amenities.
- Enough space for a garden, terrace, or private pool.
- Facilities for installing basic services (water, electricity, underground drainage).
- Located within a quiet, private neighbourhood with paved streets and wide sidewalks.
- Constantly growing capital gains, thanks to the tourism and residential development of Puerto Morelos.

## **Some of the attractions in and around Puerto Morelos**

### **1. Mesoamerican Reef:**

The second largest barrier reef in the world is located just a few meters off the coast of Puerto Morelos. It's ideal for snorkeling and diving, with incredible marine biodiversity.

### **2. Puerto Morelos Reef National Park:**

Protects the reef and its surroundings, offering boat tours and guided activities to enjoy the ecosystem without damaging it.

### **3. Dr. Alfredo Barrera Marín Botanical Garden:**

A natural sanctuary that preserves local flora and fauna species, as well as archaeological remains. Perfect for hiking among mangroves and tropical rainforest.

#### 4. **Cenotes: Ruta de los Cenotes:**

A few kilometers from town, you'll find a series of cenotes (natural freshwater formations). Among the most popular are Cenote Siete Bocas, Cenote Verde Lucero, and Cenote La Noria.

#### 5. **Puerto Morelos Beach:**

One of the quietest and least crowded beaches in the Riviera Maya. Ideal for swimming, relaxing, and enjoying the sun.

### **Nearby attractions and places (between 20 and 60 minutes by car):**

#### 1. **Theme Parks:**

Xcaret: Eco-archaeological park with cultural shows, underground rivers, and water activities.

Xplor: Exciting adventures such as zip lines, amphibious vehicles, and underground river tours.

Xenotes: A personalized experience to explore different types of cenotes.

Xenses: A sensory park that blends art, illusions, and nature.

#### 2. **Playa del Carmen:**

Just 30 minutes away, you can enjoy the famous Fifth Avenue, with its shops, restaurants, and bars.

#### 3. **Tulum:**

Less than an hour away, Tulum offers the only Mayan archaeological ruins with ocean views, spectacular beaches, and nearby cenotes.

#### 4. **Isla Mujeres and Cozumel:**

From Cancún or Playa del Carmen, you can take ferries to these islands, famous for their crystal-clear waters, reefs, and water activities.

#### 5. **Cancun international airport**

Only

20 minutes from Punta Vista away

### **Cultural and Historical Attractions, among many others**

#### 1. **Chichén Itzá Ruins:**

About a two-hour drive away, one of the most important archaeological sites in the world and one of the New Seven Wonders.

#### 2. **Cobá:**

An ancient Mayan city with pyramids you can climb and paths connecting temples in the jungle.

#### 3. **Ek Balam:**

Another impressive archaeological site, known for its detailed sculptures and its location in the middle of the jungle.

### **So, still asking why to invest here?**

Puerto Morelos combines the authenticity of a fishing village with the modernity and dynamism of the Riviera Maya. Buying in Punta Vista means securing a property in a place that is gaining value every day due to its

significant expansion and infrastructure expansion, yet is surrounded by nature, sea, and opportunities.

Contact us today and schedule your visit.

**This land is more than an investment: it's the beginning of a new life in paradise.**

## Amenidades

- ✓ Children's Games
- ✓ Gardens
- ✓ Green Areas
- ✓ Pool
- ✓ Security
- ✓ Sun Taining Area

## Ubicación

