

MESTIZA
15







TULUM

2025



FREE SPIRITED LIVING

Lista de precios/Price list

Unidad Unit	Tipología Typology	Recám. Beds	Baños Baths	Alberca Pool	m2 interior	m2 exterior	m2 TOTAL	Precios Prices MXN	Status	
A-101	1 BED GARDEN	1	1	✓	54.73	41.13	95.86	SOLD	✗	
A-102	1 BED GARDEN	1	1	✓	54.73	41.13	95.86	\$4,504,106	AVAILABLE	✓
A-103	1 BED GARDEN	1	1	✓	54.73	40.96	95.69	SOLD	✗	
A-104	2 BED GARDEN 	2	2	✓	83.52	61.53	145.05	\$6,743,475	AVAILABLE	✓
A-105	2 BED GARDEN 	2	2	✓	83.52	61.59	145.11	SOLD	✗	
A-106	2 BED GARDEN CORNER 	2	2	✓	98.36	96.72	195.08	SOLD	✗	
A-107	2 BED GARDEN 	2	2	✓	77.65	135.34	212.99	SOLD	✗	
A-201	1 BED T1	1	1	✗	55.22	-	55.22	SOLD	✗	
A-202	1 BED TERRACE T2	1	1	✓	59.93	32.18	92.11	SOLD	✗	
A-203	STUDIO TERRACE	1	1	✓	44.48	10.55	55.03	SOLD	✗	
A-204	STUDIO TERRACE	1	1	✓	44.51	10.56	55.07	SOLD	✗	
A-205	1 BED T2	1	1	✓	57.09	30.42	87.51	SOLD	✗	
A-206	1 BED T2	1	1	✗	49.83	-	49.83	\$2,890,094	AVAILABLE	✓
A-207	1 BED T2	1	1	✗	50.41	-	50.41	SOLD	✗	
A-208	1 BED TERRACE T1	1	1	✓	56.86	29.34	86.20	SOLD	✗	
A-209	STUDIO TERRACE	1	1	✓	44.51	10.55	55.06	\$3,044,250	AVAILABLE	✓
A-210	STUDIO TERRACE	1	1	✓	44.50	10.54	55.04	SOLD	✗	
A-211	1 BED TERRACE T2	1	1	✓	59.49	33.93	93.42	SOLD	✗	
A-212	1 BED T1	1	1	✗	54.67	-	54.67	SOLD	✗	
A-301	2 BR T3 	2	2 1/2	✓	121.63	25.27	146.90	SOLD	✗	
A-302	STUDIO BALCONY	1	1	✗	41.58	5.19	46.77	\$2,729,444	AVAILABLE	✓
A-303	STUDIO BALCONY	1	1	✗	41.58	5.20	46.78	\$2,988,208	AVAILABLE	✓
A-304	2 BR T1 	2	2 1/2	✓	110.30	21.45	131.75	SOLD	✗	
A-305	2 BR T1 	2	2 1/2	✓	110.32	22.77	133.09	SOLD	✗	
A-306	STUDIO BALCONY	1	1	✗	41.53	5.25	46.78	\$2,729,444	AVAILABLE	✓
A-307	1 BED SINGLE	1	1	✗	50.09	-	50.09	SOLD	✗	
A-308	3 BR PH T2 	3	3 1/2	✓	177.05	60.78	237.83	SOLD	✗	

Unidad Unit	Tipología Typology	Recám. Beds	Baños Baths	Alberca Pool	m2 interior	m2 exterior	m2 TOTAL	Precios Prices MXN	Status
A-401	2 BR ROOF T2 	2	2	✓	77.77	55.47	133.24	SOLD	✗
A-402	2 BR ROOF T1	2	2	✓	70.76	55.79	126.55	SOLD	✗
A-403	2 BR ROOF T3 	2	2	✓	80.30	44.17	135.60	SOLD	✗
B-101	2 BED GARDEN CORNER 	2	2	✓	98.91	95.77	194.68	SOLD	✗
B-102	2 BED GARDEN 	2	2	✓	77.47	103.81	181.28	SOLD	✗
B-103	2 BED GARDEN 	2	2	✓	83.05	58.73	141.78	\$6,743,475	AVAILABLE ✓
B-104	2 BED GARDEN 	2	2	✓	83.05	73.93	156.98	SOLD	✗
B-105	2 BED GARDEN XL 	2	2	✓	108.53	83.61	192.14	SOLD	✗
B-106	1 BED GARDEN	1	1	✓	54.96	35.04	90.00	SOLD	✗
B-107	2 BED GARDEN CORNER 	2	2	✓	98.91	76.27	175.18	SOLD	✗
B-108	2 BED GARDEN 	2	2	✓	77.47	62.90	140.37	SOLD	✗
B-201	1 BED TERRACE T2	1	1	✓	59.82	33.04	92.86	SOLD	✗
B-202	1 BED T1	1	1	✗	54.52	-	54.52	SOLD	✗
B-203	STUDIO TERRACE	1	1	✓	45.63	9.31	54.94	\$3,090,375	AVAILABLE ✓
B-204	STUDIO TERRACE	1	1	✓	44.77	9.71	54.48	\$3,196,463	AVAILABLE ✓
B-205	1 BED T2	1	1	✗	52.86	-	52.86	\$3,252,920	AVAILABLE ✓
B-206	1 BED TERRACE T1	1	1	✓	56.00	31.44	87.44	SOLD	✗
B-207	1 BED T2	1	1	✗	50.86	-	50.86	SOLD	✗
B-208	1 BED TERRACE T1	1	1	✓	56.00	31.44	87.44	SOLD	✗
B-209	STUDIO TERRACE	1	1	✓	44.77	9.72	54.49	\$3,196,463	AVAILABLE ✓
B-210	STUDIO TERRACE	1	1	✓	45.63	9.32	54.95	SOLD	✗
B-211	1 BED TERRACE T2	1	1	✓	59.82	33.05	92.87	SOLD	✗
B-212	1 BED T1	1	1	✗	54.52	-	54.52	SOLD	✗
B-301	3 BR PH T2 	3	3 1/2	✓	177.20	61.95	239.15	SOLD	✗
B-302	1 BED SINGLE	1	1	✗	49.86	-	49.86	\$3,109,287	AVAILABLE ✓
B-303	STUDIO BALCONY	1	1	✗	41.14	5.08	46.22	SOLD	✗

Lista de precios

Price list

Unidad Unit	Tipología Typology	Recám. Beds	Baños Baths	Alberca Pool	m2 interior	m2 exterior	m2 TOTAL	Precios Prices MXN	Status
B-304	2 BRT2	2	2 1/2	✓	112.11	22.99	135.10	SOLD	✗
B-305	2 BR T1	2	2 1/2	✓	109.65	23.29	132.94	SOLD	✗
B-306	STUDIO BALCONY	1	1	✗	41.13	5.13	46.26	\$2,954,307	AVAILABLE ✓
B-307	STUDIO BALCONY	1	1	✗	40.96	5.37	46.33	\$3,109,287	AVAILABLE ✓
B-308	STUDIO CORNER	1	1	✗	48.86	-	48.86	SOLD	✗
B-309	3 BR PH T1	3	3 1/2	✓	148.50	47.60	196.10	SOLD	✗
B-401	2 BR ROOF T3	2	2	✓	82.01	53.96	135.97	SOLD	✗
B-402	2 BR ROOF T3	2	2	✓	81.46	54.77	136.23	SOLD	✗
C-101	1 BED GARDEN	1	1	✓	54.70	55.15	109.85	BLOCKED	✓
C-102	1 BED GARDEN	1	1	✓	54.70	38.18	92.88	BLOCKED	✓
C-103	1 BED GARDEN	1	1	✓	54.70	38.18	92.88	BLOCKED	✓
C-104	2 BED GARDEN	2	2	✓	82.53	57.20	139.73	\$6,646,613	AVAILABLE ✓
C-105	2 BED GARDEN	2	2	✓	82.53	57.20	139.73	SOLD	✗
C-106	2 BED GARDEN XL	2	2	✓	108.83	83.04	191.87	\$7,982,955	AVAILABLE ✓
C-107	1 BED GARDEN	1	1	✓	54.82	41.93	96.75	\$4,694,760	AVAILABLE ✓
C-108	2 BED GARDEN CORNER	2	2	✓	98.91	76.27	175.18	\$7,905,641	AVAILABLE ✓
C-109	2 BED GARDEN	2	2	✓	77.65	94.16	171.81	SOLD	✗
C-201	1 BED T1	1	1	✗	54.74	-	54.74	\$3,341,757	AVAILABLE ✓
C-202	1 BED TERRACE T2	1	1	✓	59.24	33.91	93.15	BLOCKED	✓
C-203	STUDIO TERRACE	1	1	✓	44.48	10.69	55.17	BLOCKED	✓
C-204	STUDIO TERRACE	1	1	✓	43.93	11.33	55.26	SOLD	✗
C-205	1 BED T2	1	1	✗	50.63	-	50.63	\$3,304,496	AVAILABLE ✓
C-206	1 BED TERRACE T1	1	1	✓	57.31	29.34	86.65	\$4,467,474	AVAILABLE ✓
C-207	1 BED T2	1	1	✗	50.46	-	50.46	\$3,253,263	AVAILABLE ✓
C-208	1 BED TERRACE T1	1	1	✓	57.18	29.34	86.52	\$4,930,016	AVAILABLE ✓
C-209	STUDIO TERRACE	1	1	✓	44.53	10.56	55.09	SOLD	✗












*PRICES IN MEXICAN PESOS

AVAILABLE ✓

RESERVED ✓

BLOCKED ✓

SOLD ✗

Unidad Unit	Tipología Typology	Recám. Beds	Baños Baths	Alberca Pool	m2 interior	m2 exterior	m2 TOTAL	Precios Prices MXN	Status	
C-210	STUDIO TERRACE	1	1	✓	44.41	10.69	55.10	SOLD	✗	
C-211	1 BED T1	1	1	✗	54.56	-	54.56	\$3,423,263	AVAILABLE	✓
C-212	1 BED TERRACE T2	1	1	✓	59.56	33.97	93.53	SOLD	✗	
C-301	3 BR PH T2 	3	3 1/2	✓	177.50	61.95	239.45	SOLD	✗	
C-302	1 BED SINGLE	1	1	✗	50.09	-	50.09	\$3,060,855	AVAILABLE	✓
C-303	STUDIO BALCONY	1	1	✗	42.60	5.47	48.07	\$2,954,307	AVAILABLE	✓
C-304	2 BR T1 	2	2 1/2	✓	109.06	22.77	131.83	SOLD	✗	
C-305	2 BR T1 	2	2 1/2	✓	109.45	22.77	132.22	\$6,898,689	AVAILABLE	✓
C-306	STUDIO BALCONY	1	1	✗	41.58	5.20	46.78	\$3,032,033	AVAILABLE	✓
C-307	STUDIO BALCONY	1	1	✗	41.53	5.25	46.78	\$2,983,129	AVAILABLE	✓
C-308	PH VILLA	UNDER DESIGN	UNDER DESIGN	✓	200.88	80.72	281.60	SOLD	✗	
C-401	2 BR ROOF T3 	2	2	✓	80.17	56.14	136.31	SOLD	✗	
C-402	2 BR ROOF T1	2	2	✓	71.20	55.41	126.61	SOLD	✗	
D-101	2 BED GARDEN 	2	2	✓	77.47	67.94	145.41	SOLD	✗	
D-102	2 BED GARDEN CORNER 	2	2	✓	98.91	76.27	175.18	SOLD	✗	
D-103	1 BED GARDEN	1	1	✓	54.96	36.50	91.46	\$4,515,638	AVAILABLE	✓
D-104	2 BED GARDEN XL 	2	2	✓	108.53	78.73	187.26	RESERVED	✓	
D-105	2 BED GARDEN 	2	2	✓	83.05	71.33	154.38	RESERVED	✓	
D-106	2 BED GARDEN 	2	2	✓	83.05	61.87	144.92	\$6,900,300	AVAILABLE	✓
D-107	2 BED GARDEN 	2	2	✓	77.47	117.05	194.52	\$6,874,931	AVAILABLE	✓
D-108	2 BED GARDEN CORNER 	2	2	✓	98.91	91.30	190.21	\$8,503,605	AVAILABLE	✓
D-201	1 BED T1	1	1	✗	54.52	-	54.52	\$3,341,757	AVAILABLE	✓
D-202	1 BED TERRACE T2	1	1	✓	59.82	33.04	92.86	\$4,504,107	AVAILABLE	✓
D-203	STUDIO TERRACE	1	1	✓	45.63	9.31	54.94	SOLD	✗	
D-204	STUDIO TERRACE	1	1	✓	44.77	9.72	54.49	\$3,348,675	AVAILABLE	✓
D-205	1 BED TERRACE T1	1	1	✓	56.00	31.44	87.44	\$4,424,310	AVAILABLE	✓



Lista de precios Price list

Unidad Unit	Tipología Typology	Recám. Beds	Baños Baths	Alberca Pool	m2 interior	m2 exterior	m2 TOTAL	Precios Prices MXN	Status
D-206	1 BED T2	1	1	⊗	50.86	-	50.86	\$3,272,568	AVAILABLE
D-207	1 BED TERRACE T1	1	1	✔	56.00	31.44	87.44	SOLD	
D-208	1 BED T2	1	1	⊗	52.86	-	52.86	\$3,313,158	AVAILABLE
D-209	STUDIO TERRACE	1	1	✔	44.77	9.71	54.48	RESERVED	
D-210	STUDIO TERRACE	1	1	✔	45.63	9.31	54.94	BLOCKED	
D-211	1 BED T1	1	1	⊗	54.52	-	54.52	\$3,500,888	AVAILABLE
D-212	1 BED TERRACE T2	1	1	✔	59.82	33.04	92.86	BLOCKED	
D-301	STUDIO CORNER	1	1	⊗	48.86	-	48.86	SOLD	
D-302	3 BR PH T1	3	3 1/2	✔	148.50	47.60	196.10	\$9,000,000	AVAILABLE
D-303	STUDIO BALCONY	1	1	⊗	40.96	5.37	46.33	\$3,145,725	AVAILABLE
D-304	STUDIO BALCONY	1	1	⊗	41.13	5.13	46.26	\$3,094,988	AVAILABLE
D-305	2 BR T1	2	2 1/2	✔	109.65	23.29	132.94	SOLD	
D-306	2 BR T2	2	2 1/2	✔	112.11	22.99	135.10	SOLD	
D-307	STUDIO BALCONY	1	1	⊗	41.14	5.08	46.22	\$3,094,988	AVAILABLE
D-308	1 BED SINGLE	1	1	⊗	49.86	-	49.86	\$3,247,200	AVAILABLE
D-309	3 BR PH T2	3	3 1/2	✔	177.20	61.95	239.15	\$10,800,000	AVAILABLE
D-401	2 BR ROOF T3	2	2	✔	81.46	54.77	136.23	SOLD	
D-402	2 BR ROOF T3	2	2	✔	82.01	53.96	135.97	SOLD	

COMERCIAL AREA

Unidad Unit	Interior	Exterior	m2 Total Sqm	Precios Prices MXN	Status
L1	26.45	22.53	48.98	SOLD	
L2	26.45	22.53	48.98	SOLD	
L3	26.45	22.53	48.98	BLOCKED	
L4	26.45	22.53	48.98	BLOCKED	
L5	26.45	22.53	48.98	BLOCKED	

*PRICES IN MEXICAN PESOS

AVAILABLE

RESERVED

BLOCKED

SOLD



Descuentos/ Discounts

Payment schema	Discount
30/20/50	0%
30/50/20	-5%
50/30/20	-9%
80/20	-13%
95/5	-15%

